

# CorrieandCo

INDEPENDENT SALES & LETTING AGENTS



## 22 Robert Street

Barrow-In-Furness, LA14 1EB

Offers In The Region Of £75,000



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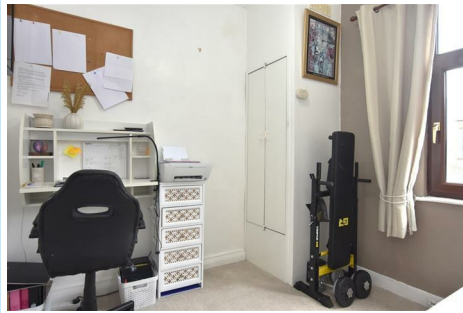
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# 22 Robert Street

Barrow-In-Furness, LA14 1EB

**Offers In The Region Of £75,000**



*A well presented property ideal for first time buyers and investors. The home is located in a convenient central area within close proximity to BAE Systems, town centre and shops. Benefitting from a modern kitchen with integrated appliances, a first floor WC and contemporary bathroom this home is sure to impress.*

Upon entering the property there is a useful entrance vestibule which opens in to the lounge. The lounge is a welcoming space fitted laminate flooring, neutral décor and a wall mounted fire. The kitchen has been fitted with a good range of shaker style wall and base cabinets with black laminate quartz style worktops and fitted appliances including a single oven, microwave and electric hob with cooker hood. There is also additional breakfast bar seating for casual dining. A rear hallway provides access to the yard and the bathroom which has been fitted with low maintenance cladding, a bath with shower attachment, WC and pedestal sink.

To the first floor there is a good size double bedroom with fitted carpeting and feature wall with built in closet. The second bedroom is a good single situated to the rear of the property with built in cupboard which houses the boiler. An excellent addition to the first floor is the separate WC fitted with a two piece suite.

## Living Room

11'9" x 11'9" (3.60 x 3.60)

## Kitchen

11'9" x 8'4" (3.60 x 2.55)

## Ground Floor Bathroom

6'0" x 5'4" (1.85 x 1.63)

## Bedroom One

11'10" x 11'10" (3.61 x 3.61)

## Bedroom Two

8'2" x 7'6" (2.51 x 2.30)

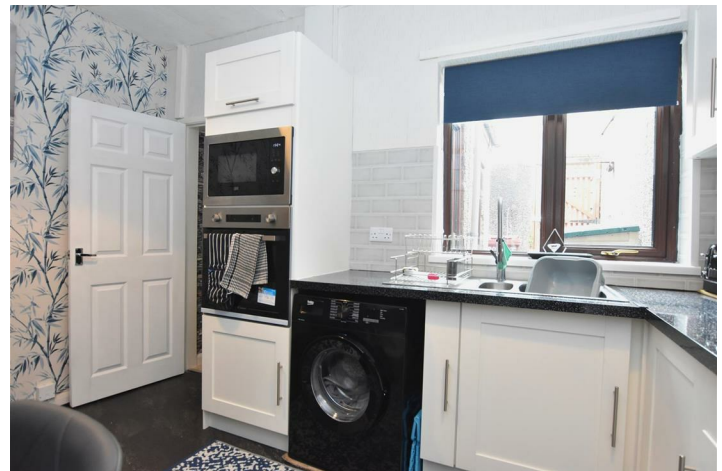
## First Floor WC

5'1" x 3'7" (1.55 x 1.10)

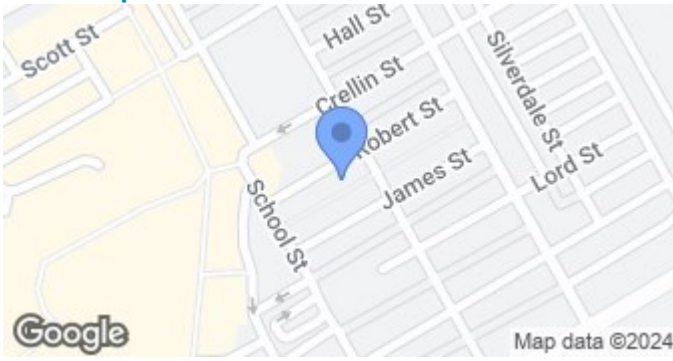


- Traditional Terrace Home
  - Kitchen Diner
- Town Centre Permit Scheme Parking
  - Double Glazing
  - Modern Home

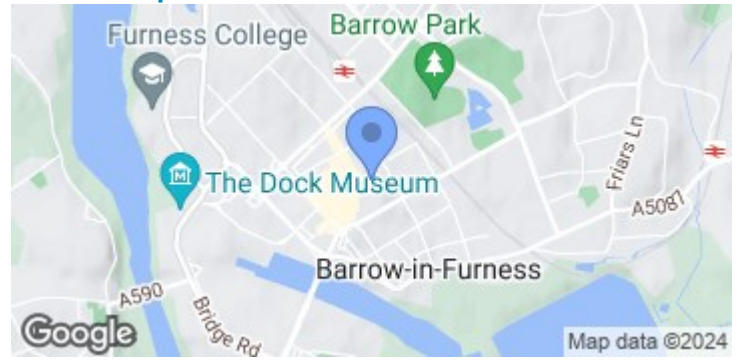
- First Floor WC
- Central Location
  - Yard to Rear
- Gas Central Heating
- Council Tax Band - A



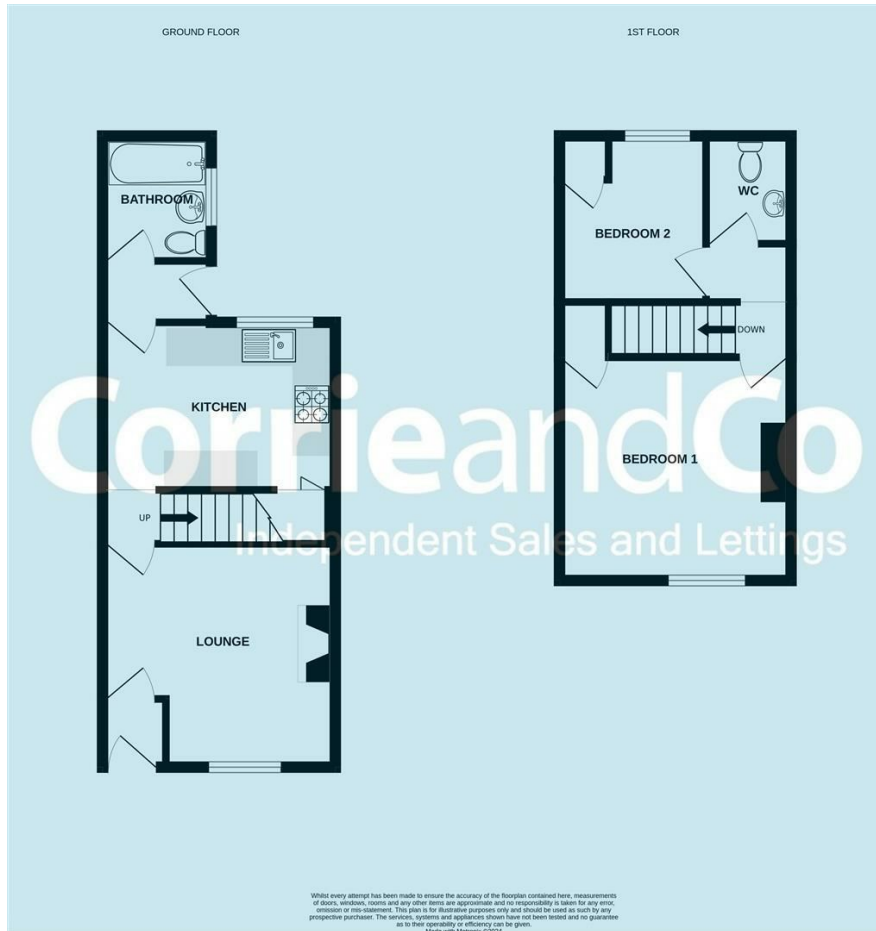
## Road Map



## Terrain Map



## Floor Plan



Corrie and Co aim to sell your property, at the best possible price, in the shortest possible time. We have developed a clear marketing strategy, over many years, to ensure your property is exposed to all social media platforms, Rightmove, Zoopla and our own Corrie and Co website.

We also offer:

- Professional Photography
- Full promotion, throughout all our branches
- Experienced, qualified, friendly staff
- Full viewing service with feedback

To ensure your move is stress free, we can help with Mortgage advice. We work alongside local Solicitors, offering competitive conveyancing services.

We are local, family run business who are wholly independent which means we can recommend services to most suit your needs. Our aim is to provide quality advice and expertise at all times, so you can make an informed decision.

