

# CorrieandCo

INDEPENDENT SALES & LETTING AGENTS



## 45 Ashworth Street

Dalton-In-Furness, LA15 8SH

Offers In The Region Of £125,000



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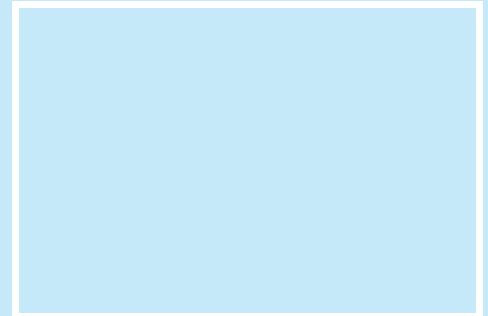
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# 45 Ashworth Street

Dalton-In-Furness, LA15 8SH

## Offers In The Region Of £125,000



*This two-bedroom terrace property is situated in the popular market town of Dalton, making it an ideal purchase for first-time buyers or investors. The home offers convenient access to local amenities and features a rear yard. Additionally, the property is available with no onward chain!*

To the front of the property you will find a pleasant forecourt garden which is ideal for outdoor seating.

An entrance hallway leads in to the living and dining rooms which are open to one another via glazed sliding doors. The living room benefits from a central feature fireplace with white surround and the rooms are decorated with white walls. The kitchen has been fitted with a good range of cream flat fronted wall and base cabinets with metallic handles and complimentary butchers block style laminate worktops. There is additional space for freestanding appliances.

To the first floor the landing provides access to two bedrooms and a family bathroom. The bathroom has been fitted with a four piece suite comprising a bath, corner shower, close couple WC and pedestal sink with full white tiling to the walls.

Externally to the rear you will find a useful enclosed yard area.

### Living Room

10'11" x 10'5" (3.33 x 3.19)

### Dining Room

12'8" x 10'9" (3.87 x 3.28)

### Kitchen

10'7" x 7'5" (3.24 x 2.27 )

### Bedroom One

10'9" x 14'2" (3.29 x 4.32 )

### Bedroom Two

8'7" x 13'1" (2.63 x 4.00)

### Bathroom

10'7" x 7'8" (3.25 x 2.34 )

- Ideal for First Time Buyers or Investors

- No Onward Chain
- Close to Amenities
- Gas Central Heating

- Popular Location

- Rear Yard
- Double Glazing
- 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.

