

CorrieandCo

INDEPENDENT SALES & LETTING AGENTS



231 Abbey Road Barrow-in-Furness, LA14 5JY

Offers In The Region Of £395,000



6



2



3



A truly impressive and imposing townhouse. Situated on the tree lined Abbey Road which has maintained a reputation of being one of the most desirable and opulent streets within the town. Throughout the property is an abundance of original character and features blended with modern updates including multi fuel stove, utility room and kitchen with central island. A truly stunning and rare opportunity. There is also an option of renting a local garage for additional storage space Must be viewed to be fully appreciated.





This property is a most impressive and imposing townhouse. A gated front garden provides access to the Navy blue composite front door. The façade of the property oozes character in the form of detailed brickwork and architecture.

The entrance vestibule flows in to the hallway which has been fitted with Oak flooring and boasts original cornices, corbels and an original mahogany banister. The living room is located to the front aspect of the home and has continuing Oak floor from the hallway. Fitted with a modern multi fuel stove with timber mantle as well as a beautiful bay window with panelling. Cornices and picture rails complete the sophisticated aesthetic of the room. The sitting room is ideal for use as a slightly more relaxed space, perfect as a second lounge or large playroom. Fitted with Oak flooring, feature fire surround, cornices and French doors to the patio garden. The dining room is located to the end of the hallway. Boasting excellent proportions, Oak flooring and an original Victorian hearth and pie oven, as well as twin windows and tasteful décor, this room is perfect for family dinners. Beyond the dining room you will find the kitchen. The kitchen has been fitted with a good range of Cashmere shade shaker style wall and base cabinets with Oak effect laminate worktops, metallic cup handles and knobs and cream subway tile backsplash and Victorian style feature tiles. The room has been fitted with recessed spotlighting and white ceramic sink. The appliances include a range cooker with chimney style cooker hood and integrated fridge, freezer, dishwasher and microwave. The utility is conveniently located at the end of the kitchen and has been fitted out with coordinating cabinets, worktops and flooring with integrated washing machine and freezer. Also to the ground floor, a three piece bathroom with close couple WC, deep blue vanity sink and low level bath with electric shower.

Ascending to the first floor you will find the Master bedroom and two secondary bedrooms as well as the family bathroom. The Master bedroom is of excellent proportions with a bay window and plaster cornices. The room has been tastefully decorated and carpeted. The family bathroom has been fitted with a grey vanity basin, free-standing bath, separate shower cubicle with thermostatic shower and close couple WC. The floors have been tiled with Victorian patterned tiles and the walls are half tiled.

To the third floor you will find a further three bedrooms, which are all tastefully decorated with fitted carpeting.

Externally to the rear the patio has a quaint courtyard feel and has been finished with sandstone style flagstones and composite gates. The outside space is perfect for relaxation and summer barbeques.

Entrance Hallway

Living Room

20'6" max x 15'0" (6.27 max x 4.59)

Sitting Room

14'5" x 13'5" max (4.40 x 4.10 max)

Dining Room

15'7" x 11'10" (4.77 x 3.61)

Kitchen

12'0" x 13'0" (3.67 x 3.97)

Ground Floor Bathroom

8'4" x 5'1" (2.56 x 1.56)

Utility room

6'6" x 10'11" (1.98m x 3.33m)

Master Bedroom

20'6" max x 20'3" max (6.27 max x 6.18 max)

Bedroom Two

14'5" x 13'4" (4.40 x 4.08)

Bedroom Three

12'3" x 12'10" max (3.75 x 3.93 max)

Family Bathroom

9'0" x 9'6" (2.75 x 2.91)

Bedroom

12'2" x 10'11" max into eaves (3.73 x 3.33 max into eaves)

Bedroom three

17'11" x 12'2" (5.48 x 3.73)

Bedroom six

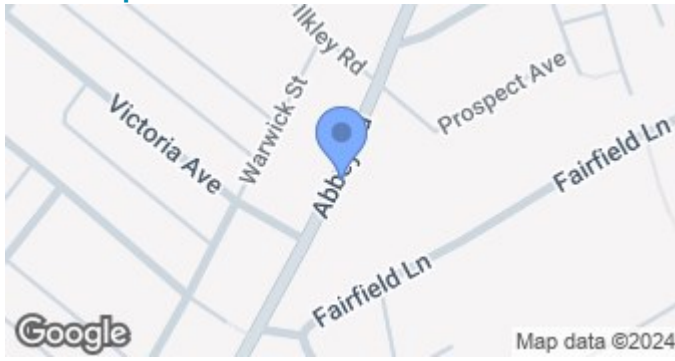


- Opulent Townhouse
- Multi Fuel Stove
- Three Storey Home
 - Garden
- Double Glazing

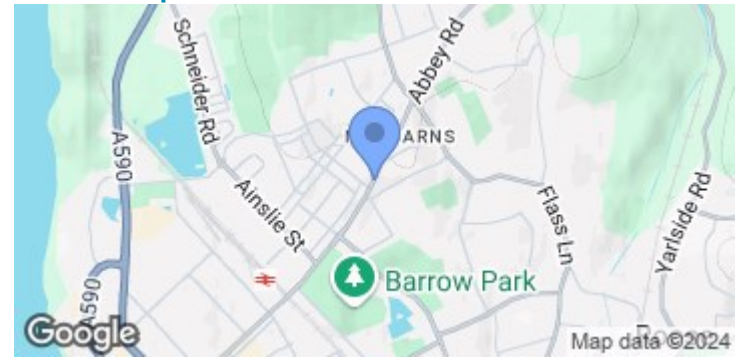
- Original Character
- Modern Kitchen with Island
- Incredibly Spacious Home
 - Gas Central Heating
 - Council Tax Band - D



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.

| Environmental Impact (CO ₂) Rating | | Current | Potential |
|---|---|-------------------------|-----------|
| Very environmentally friendly - lower CO ₂ emissions | | | |
| (92 plus) | A | | |
| (81-91) | B | | |
| (69-80) | C | | |
| (55-68) | D | | |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| Not environmentally friendly - higher CO ₂ emissions | | | |
| England & Wales | | EU Directive 2002/91/EC | |

| Energy Efficiency Rating | | Current | Potential |
|---|---|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) | A | | |
| (81-91) | B | | |
| (69-80) | C | | |
| (55-68) | D | | |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |