



## 4 St. James Gardens

Barrow-In-Furness, LA14 5SP

Offers In The Region Of £180,000



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# 4 St. James Gardens

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## Offers In The Region Of £180,000



*Situated within a cul-de-sac forming part of a small, established development, this detached true bungalow boasts off road parking, good size rear garden and modern open plan living. The home is close to local transport links, shops and supermarkets making this a convenient and ideal home for downsizers or those seeking single level living.*

To the front of the home you will find a small low maintenance area with pathway to the front door and canopy. To the side, the driveway provides space for two cars.

The entrance hall leads to all areas and has a built-in linen closet. The bedrooms are located to the front aspect and are neutrally decorated with carpeting. The Master bedroom benefits from fitted wardrobes. The shower room has been fitted with a three piece suite comprising a walk-in shower, close couple WC and pedestal sink with neutral cladding to the walls.

The open plan kitchen, dining and living area spans the full width of the bungalow. The living area has been fitted an electric fire with Oak style surround. The kitchen has been fitted with a good range of cream shaker style wall and base cabinets with grey stone style worktops and upstand, metallic handles and integrated appliances including a single electric oven and four ring gas hob. The dining area has French doors leading to the pitched roof conservatory.

To the rear of the home a pleasant garden has been mostly paved and bordered by gravel for a low maintenance aspect. There is also a composite tool shed for storage.

### Entrance Hall

17'7" x 3'1" (5.36 x 0.96)

### Open Plan Lounge/Kitchen/Diner

18'6" x 15'7" max (5.66 x 4.76 max)

### Conservatory

8'5" x 7'7" (2.59 x 2.33 )

### Bedroom One

12'2" x 8'3" max in to wardrobes  
(3.73 x 2.52 max in to wardrobes)

### Bedroom Two

6'4" x 9'7" (1.95 x 2.93)

### Shower Room

6'8" x 6'2" (2.05 x 1.90)



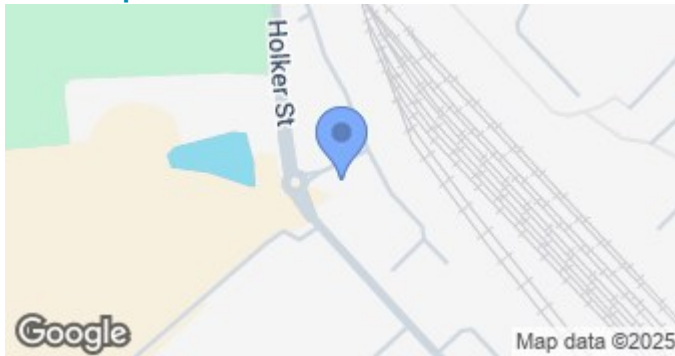


- Cul-de-sac Location
- Local Transport Links
  - Rear Garden
- Open Plan Living
- Double Glazing

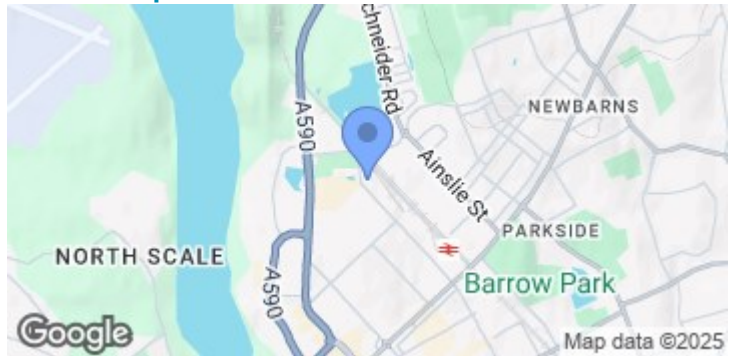
- Close to Shops
- No Onward Chain
- Off Road Parking
- Gas Central Heating
- Council Tax Band - B



## Road Map



## Terrain Map



## Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of plans, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Measure C2023

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