



Millhead

£95,000

9 Albert Street
Millhead
Carnforth
Lancashire
LA5 9DR

A super two bedroom mid terraced home, with generous sized living spaces and large outhouse. A cosy lounge leads into a large kitchen diner, with space for a dining table. Two good-sized bedrooms and family bathroom.

Located a 10 minute walk from Carnforth and the train station, with the M6 motorway a few moments away. This fantastic home is perfect for a multitude of buyers including first time, investment and downsizing. No chain.

Property Ref: C2120





Living Room



Bedroom One

Location From Hackney & Leigh Carnforth office, turn left and head towards Warton. After passing under the railway bridge, take the third right into Rupert Street and the first right into Albert Street. The property is situated on the left and can be located by our For Sale sign.

Accommodation (with approx. dimensions)

Living Room 12' 11" x 11' 4" (3.94m x 3.45m) Entered via a wooden entrance door, this spacious room is fitted with an inset fireplace, with a wooden and marble effect surround. With a PVCu double glazed window and radiator.

Inner Hall With stairs leading to the First Floor.

Dining Kitchen 12' 10" x 11' 2" (3.91m x 3.4m) A large and bright room, fitted with a range of wall and base units with a complimentary worktop over and a stainless steel sink unit with mixer tap and drainer. Appliances include a freestanding cooker with hob and fitted extractor hood, with plumbing for a washing machine and space for a fridge and freezer. A PVCu double glazed door provides access to the rear, with a PVCu double glazed window, a useful under stair storage area with light and power and new flooring.

First Floor Landing A split level landing, with access to a loft space.

Bedroom One 12' 11" x 11' 5" (3.94m x 3.48m) A bright and spacious bedroom, fitted with useful built in wardrobes, a PVCu double glazed window, access to a loft space and a radiator.

Bedroom Two 11' 2" x 6' 3" (3.4m x 1.91m) Fitted with useful built in wardrobes, a PVCu double glazed window and a radiator.



Kitchen

Bathroom Fitted with a three piece suite consisting of a WC, a wash hand basin and a bath with shower over. With a PVCu double glazed frosted window, built in storage cupboard, tiled walls and a radiator.

Outside To the front of the property there is on road parking and to the rear, there is a rear alley way, providing a perfect space to sit out and enjoy your morning coffee. This leads to two large Outhouses.

Outhouse One 11' 0" x 4' 11" (3.35m x 1.5m) A large outhouse, providing an excellent storage area for items such as a motorbike. With a secure wooden access door and window.

Services Mains electric, mains gas, mains water and main drainage.

Council Tax Band A - Lancaster City Council.

Tenure Freehold.

Viewings Strictly by appointment with Hackney & Leigh - Carnforth Office.



Bedroom Two

Energy Performance Certificate The full Energy Performance Certificate is available on our website and also at any of our offices.

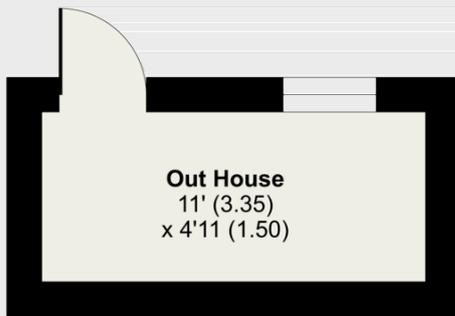
Albert Street, Millhead, Carnforth, LA5

Approximate Area = 688 sq ft / 64 sq m

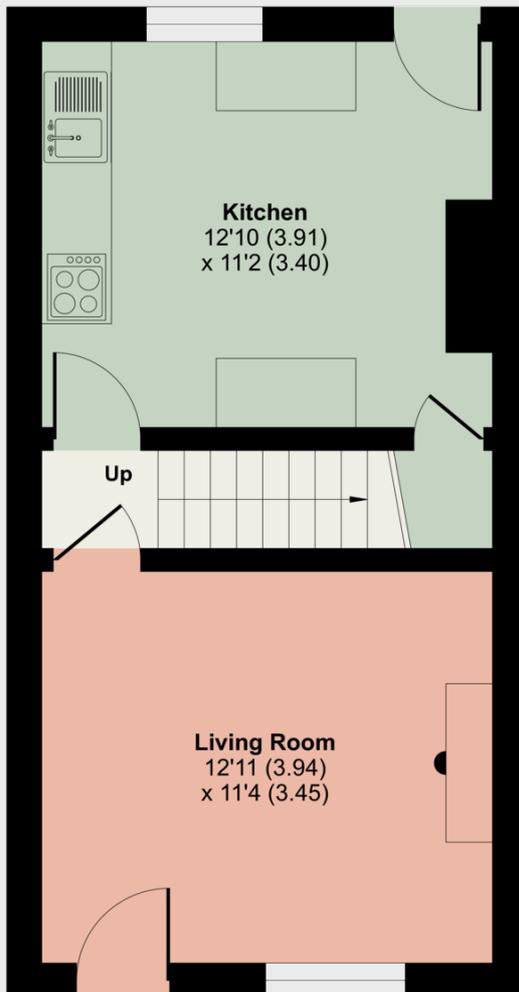
Outbuilding = 54 sq ft / 5 sq m

Total = 742 sq ft / 69 sq m

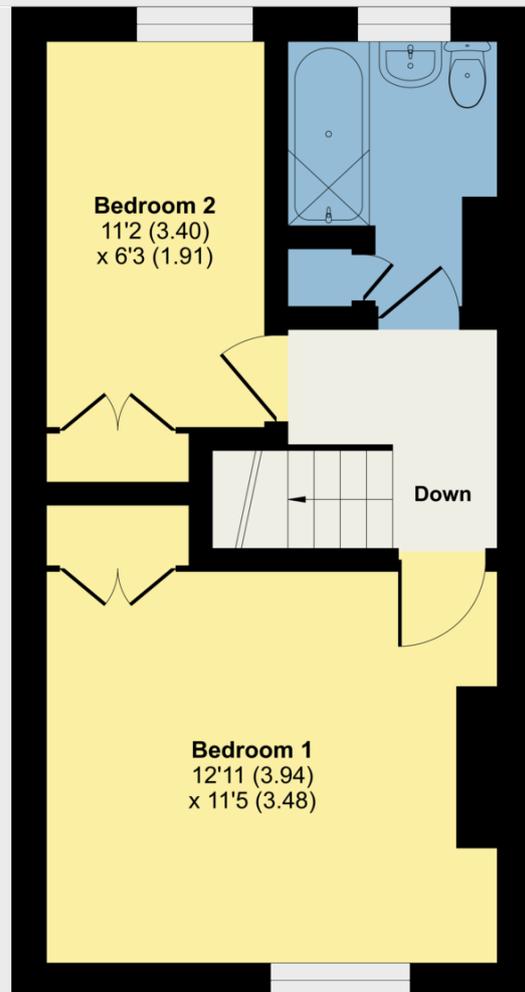
For identification only - Not to scale



OUTBUILDING



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n'checon 2021. Produced for Hackney & Leigh. REF: 769051

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