



56 Fulwood Drive  
Bare, Morecambe, LA4 6RF  
Price: £275,000

MATTHEWS  
BENJAMIN







# 56 FULWOOD DRIVE

BARE, MORECAMBE

Nestled in the sought-after area of Bare, this delightful two-bedroom detached true bungalow offers comfortable, single-level living in a peaceful residential setting. Perfectly suited for downsizers, retirees, or those seeking a quiet coastal lifestyle, the property is just a short stroll from the vibrant Bare Village, local shops, cafes, and transport links — including Bare Lane railway station.

Step inside to discover a welcoming hallway leading to a bright and spacious lounge with a large bay window that flood the room with natural light. The separate dining room is the ideal setting to host your next family meal and the kitchen offers ample storage and workspace, the previous owners used part of the worktop as a breakfast bar with a small seating area. The two generously sized bedrooms provide comfortable accommodation with the master also benefitting from large fitted wardrobes and an ensuite shower room. The family bathroom is located off the hallway and currently has a three piece bathroom suite with an overhead shower. The property does also have loft space which would be ideal for storage. Although requires modernisation in parts, the blank canvas provides the opportunity to make your own mark.

Externally, the property is elegantly presented with pleasant gardens front and back. The private driveway leads to the detached garage and the well-maintained rear garden – ideal for outdoor relaxation or light gardening. With gas central heating and double glazing throughout, this home is ready to move into, yet also offers scope for personalisation.









## LOCATION

Apart from offering a quiet and peaceful residential neighbourhood, the beauty of Fullwood Drive is the ease of accessibility from a number of directions; from here it's a level walk into Bare where you'll find a host of local services and shops on the attractive Princes Crescent as well as a choice of pubs and cafes for a drink or bite to eat. If the idea of a daily stroll, run or cycle ride on Morecambe Promenade appeals then this is easily reached. The property is also really handy for South Road Food and Wine, the convenience shop and Happy Palace Chinese takeaway. The local bus routes surrounding the area are perfect for anyone looking for easy access into Morecambe or Lancaster city centre. There's also a train station at Bare on the Morecambe to Lancaster branch line, Lancaster station is on the main Westcoast line with services to Manchester Airport, Edinburgh and London (Euston).











### DIRECTIONS

what3words ///tent.string.shaped

Use the postcode LA4 6RF on Sat Nav with reference to the directions below:

Travelling from Morecambe on the promenade turn onto Princes Crescent (B5275) between the Bow Window Café and Lakeland House (the block of flats). Pass the shops (on the right) and follow the road round. Drive over the level crossing and take your next left. Turn right onto Low Lane and then take your second left onto Fullwood Drive. No.56 is at the end of Fullwood Drive as you follow the road round the bend, on your left hand side. If you get to Hamilton Road, you've gone too far.

### TENURE

Freehold

### LOCAL AUTHORITY CHARGES

Lancaster City Council – Council Tax band D

### SERVICES

Mains electricity, gas, water and drainage. Gas fired central heating to radiators from a combination Vaillant boiler in the utility room.

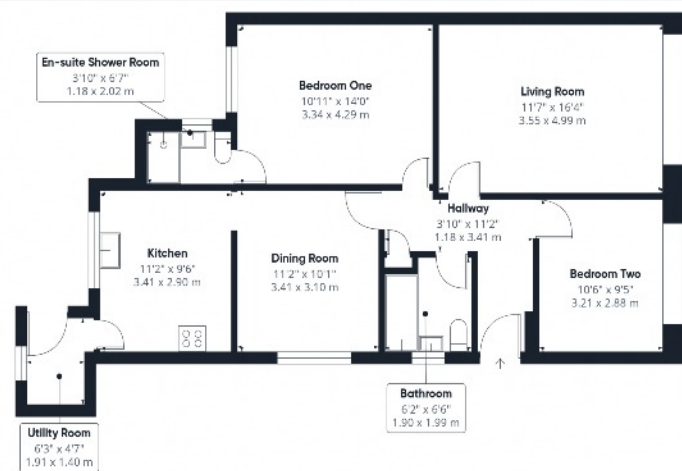
### MOBILE AND BROADBAND SERVICES

For information on broadband and mobile services at the property, we advise prospective purchasers to consult the Ofcom website: [checker.ofcom.org.uk](http://checker.ofcom.org.uk)

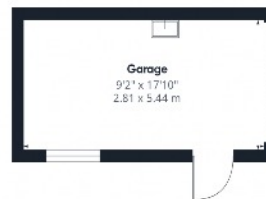
### INCLUDED IN THE SALE

Fitted carpets, curtains, curtain poles, blinds, light fittings and integral kitchen appliances as listed: Hotpoint oven & Grill, Hotpoint hob with glass protector, Hygena dish washer, Fridge and freezer, Stainless steel sink and drainer.

core	Energy rating	Current	Potenti
2+	A		
1-91	B		
9-80	C		
5-68	D	57 D	67 D
9-54	E		
1-38	F		
-20	G		



Floor 0 Building 1



Floor 0 Building 2

Approximate total area<sup>25</sup>  
1019 ft<sup>2</sup>  
94.6 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Viewing is strictly by appointment with the sole agents

The services, kitchen and sanitary ware, appliances and fittings have not been tested by the selling agents and purchasers should undertake their own investigations and survey. The agents endeavour to make their sales details are correct, however, purchasers and their conveyancers should make their own enquiries as to accuracy, especially where statements have not been verified. Please contact the agents before travelling any distance to view to check availability and confirm any point of particular importance.

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