

DIRECTIONS

On entering Lindal from Ulverston, turn right at the crossroads into The Green and follow the road into Pitt Lane and passed Lindal & Marton Primary School on your right-hand side, following signs to Marton. Once in Marton, turn left into Tarn Flatt where the property can be found on your left-hand side.

The property can also be found by using the following "What Three Words" <https://w3w.co/speeded.dissolve.marching>

GENERAL INFORMATION

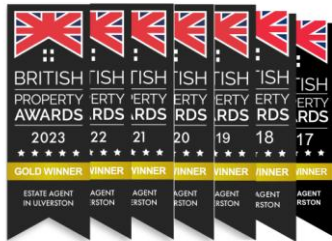
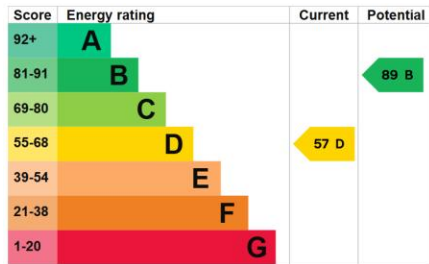
TENURE: Freehold

COUNCIL TAX: D

LOCAL AUTHORITY: Westmorland & Furness Council

SERVICES: All mains services including electric, water and drainage. Oil is by way of a tank for heating and hot water.

PLEASE NOTE: The property has solar panels which are a back up to the main central heating system.



£330,000



3



5



2



GARAGE & PARKING

Green View, Tarn Flatt,
Marton, Ulverston, LA12 0NL

For more information call **01229 445004**

2 New Market Street
Ulverston
Cumbria
LA12 7LN
www.jhhomes.net or contact@jhhomes.net

Resting in an idyllic countryside location on the edge of the traditional market town of Ulverston lies this family sized five bedroom detached domer bungalow set in a highly attractive plot with mature garden to front, ample driveway for off-road parking and detached garage. Set over two floors with the main two bedrooms being on the ground floor and three to the first, both with bathroom and shower room. Comprising to the ground floor an entrance vestibule, utility room, hall with two storage cupboards and pantry, lounge with multifuel burner, breakfast kitchen with extended dining area, two double bedrooms and shower room. To the first floor are three further bedrooms and bathroom. Externally the property is accessed via a wooden gate to the driveway which extends to the front entrance door, garage and rear of the property which offers a well maintained lawned garden with established tree. Complementing the accommodation is an oil central heating system, uPVC double glazing and solar water heating which is a back up to the property's main central heating system.



Accessed through a PVC door into:

ENTRANCE VESTIBULE

Door to hall and door to:

UTILITY ROOM

6' 11" x 5' 4" (2.11m x 1.65m)
UPVC double glazed window to front, area of worktop, shelving and radiator.

HALL

Two Storage cupboards, pantry and radiator. Access to all ground floor rooms and stairs to first floor.

LOUNGE

12' 8" x 17' 7" (3.86m x 5.36m)
Multifuel burner set to hearth with wooden mantle, ceilinglight point and two uPVC double glazed windows to front and side.

KITCHEN/DINER

12' 7" x 21' 5" (3.84m x 6.53m)
Fitted with a good range of base, wall and drawer units with marble effect worktops over incorporating sink with mixer tap, matching upstands and chrome handles. Space and point for range cooker and space and plumbing for washing machine.

Radiator, moveable spot lights to ceiling, uPVC double glazed window and breakfast bar divide to dining area with radiator, ceiling light point and further uPVC double glazed window. Open to:

DINING AREA

11' 6" x 6' 0" (3.51m x 1.83m)
PVC Frech style double glazed double doors to rear.

BEDROOM

15' 3" x 12' 11" (4.65m x 3.94m)
Double room with two uPVC double glazed windows to front and side and radiator.

BEDROOM

10' 1" x 9' 6" (3.07m x 2.9m)
Two uPVC double glazed windows to side and rear and radiator.

SHOWER ROOM

5' 10" x 6' 4" (1.78m x 1.93m)
Modern three piece suite comprising of WC, wash hand basin and shower cubicle. UPVC double glazed windows to rear.

FIRST FLOOR LANDING

Roof window, radiator and access to three bedrooms and bathroom.



BEDROOM

18' 10" x 12' 11" (5.74m x 3.94m)
UPVC double glazed window to front, roof window to side and radiator.

BEDROOM

7' 10" x 12' 11" (2.39m x 3.94m)
UPVC double glazed window to side and radiator.

BEDROOM

10' 2" x 6' 11" (3.1m x 2.11m)
Roof window to side and radiator.

BATHROOM

18' 10" x 8' 4" (5.74m x 2.54m)
Four piece suite comprising of WC, wash hand basin, bath and shower cubicle. Airing cupboard housing hot water tank and uPVC double glazed window to rear.

EXTERIOR

Ample parking for several vehicles, oil tank and floor mounted oil combination boiler and lawned garden.

GARAGE

16' 11" x 14' 11" (5.17m x 4.56m)
Detached double garage with light and power.

