



**POOLE
TOWNSEND**

12 Melampus Street, Walney

£155,000

3 1 2



A well-presented and thoughtfully reconfigured mid-terraced home in the popular Vickerstown area of Walney, conveniently located close to a corner shop, bus service, park, school and Ferry Pub. Extended and rearranged to provide three bedrooms, the property offers a spacious lounge with multi-fuel stove, separate dining room, practical galley-style kitchen with integrated appliances, smart ground-floor bathroom and enclosed walled rear yard. Upstairs are three bedrooms, including a double with wardrobes and two further children's or guest bedrooms, both enjoying pleasant views towards the allotments and surrounding trees, making this a versatile and appealing home for families, couples or those seeking additional bedroom or workspace.

Location

What3Words///artist.flock.crown

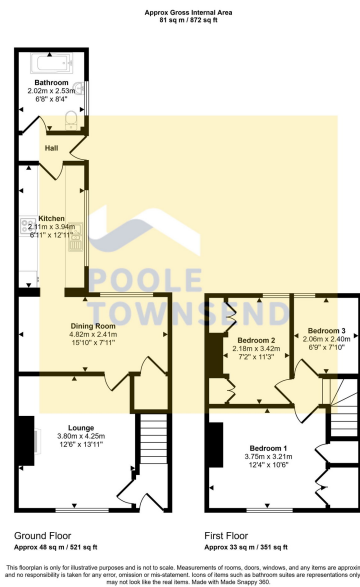
Description

Situated in the popular Vickerstown area of Walney, this well-presented mid-terraced home is conveniently positioned close to a range of local amenities, including a corner shop, regular bus service, park, school and the Ferry Pub. The property has been thoughtfully extended and reconfigured, with the bathroom relocated to the ground floor to create a valuable third bedroom upstairs.

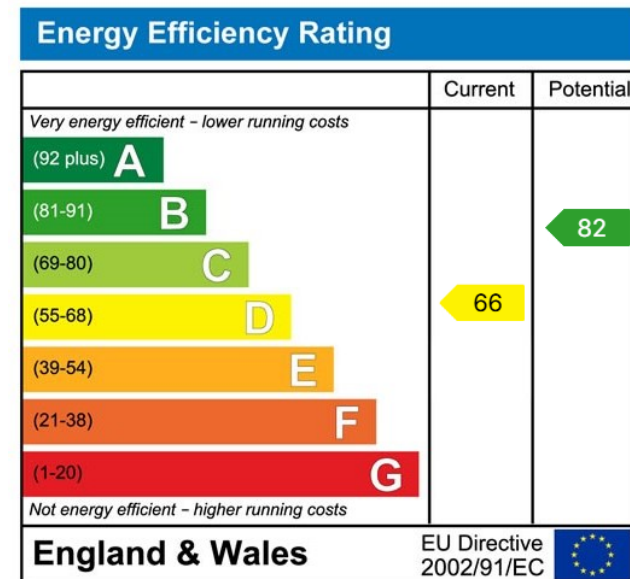
The generously proportioned lounge provides a welcoming living space, with a large opening within the chimney breast accommodating a multi-fuel stove, creating an attractive focal point. Beyond the lounge is the separate dining room, which benefits from access to the useful under-stairs cupboard and leads through to the kitchen.

The kitchen is arranged in a long, double-sided galley style and is fitted with white-finish cabinets, complemented by contrasting coloured worktops and an inset sink. Integrated appliances include a cooker with extractor hood, together with a fridge and freezer, while plumbing is provided for a washing machine. The arrangement provides a practical and well-equipped space for everyday use.





- Three Bedrooms
- Mid-Terraced Property
- Popular Area Of Vickerstown
- Close To Local Amenities
- Extended Property
- Ground Floor Bathroom
- Multi-Fuel Stove
- Galley Style Kitchen
- Integrated Appliances



Visit us at
www.pooletownsend.co.uk
 enquiries@pooletownsend.co.uk

We are open
 Monday – Friday 9.00 – 5.00
 Saturday 9.00 – 1.00

Barrow 01229 811811
 Ulverston 01229 588111
 Grange 015395 33316
 Kendal 01539 734455
 Milnthorpe 015395 62044