



Morecambe

£395,000

26 Hampsfell Drive, Morecambe, Lancashire, LA4 4TT

A fantastic opportunity to acquire this beautifully presented detached dormer bungalow, offering spacious and versatile accommodation, beautifully landscaped gardens, and a desirable location. Thoughtfully designed for modern family living, 26 Hampsfell Drive combines generous living space with stylish interiors and excellent outdoor amenities..

Quick Overview

Well Presented Detached Dormer Bungalow
Four Double Bedrooms
Generous Living Areas
Move-In Ready Condition
Ideal Family Home
Landscaped Rear Garden with Garden Room
Close to Local Amenities
Highly Regarded Schools Nearby
Off Road Parking
Ultrafast Broadband Available*



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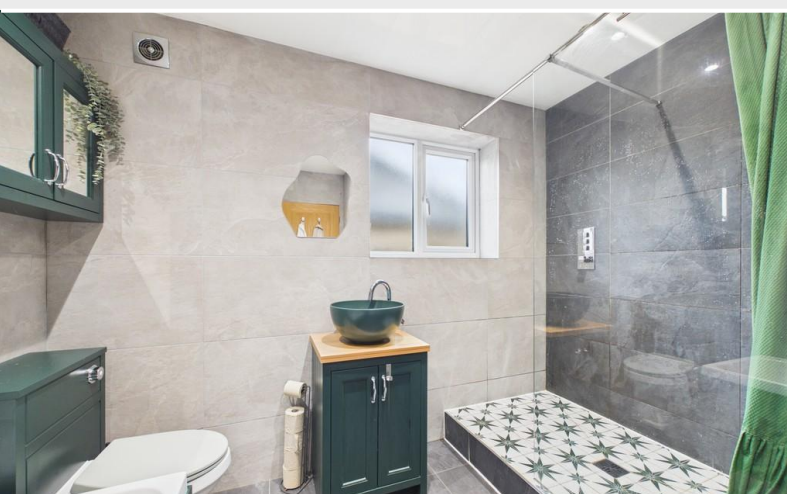
Property Reference: C2673



Bedroom Three



Bedroom Four



Bathroom



Living Room

Westgate is a popular residential area of Morecambe, well regarded for its convenient location, excellent local amenities, and strong transport links. The area offers a range of nearby shops, supermarkets, schools, and leisure facilities, making it particularly appealing to families and professionals alike. Westgate also benefits from easy access to Morecambe town centre, the seafront promenade, and the stunning coastline.

The property is entered via a welcoming porch, providing practical space for coats and shoes, which leads into a spacious entrance hall. Positioned to the front of the home, the attractive living room offers a comfortable retreat, featuring a large front-facing window and a striking glass-fronted fireplace as its focal point.

At the heart of the property is the impressive open-plan kitchen diner, superbly appointed with a range of contemporary wall and base units complemented by stylish work surfaces. Integrated appliances include an oven, induction hob with extractor hood, fridge/freezer, wine fridge, and sink with drainer. Designed for both everyday family life and entertaining, this bright and sociable space benefits from a rear-facing window and patio doors opening directly onto the garden.

The ground floor also provides two generous double bedrooms. Bedroom one enjoys fitted storage and views over the rear garden, while the additional front-facing double bedroom offers flexibility for use as a guest room, nursery, or home office. Completing the ground floor is a modern family bathroom, fitted with a stylish four-piece suite comprising a bath, separate shower enclosure, WC, and vanity wash basin, finished with attractive tiling.

To the first floor are two further spacious double bedrooms, both enjoying pleasant rear-facing views over the garden. These are served by an additional bathroom fitted with a bath, WC, and vanity wash basin.

Externally, the property boasts a beautifully landscaped rear garden designed for relaxation and entertaining. A paved patio provides the perfect setting for al fresco dining, while the lawn offers ample space for children and pets to enjoy. A raised decking area creates an additional seating space, ideal for making the most of the outdoor surroundings.

A particular highlight of the property is the impressive garden room, complete with fitted base units, worktops, power, lighting, and patio doors. This versatile space is ideally suited for a variety of uses, including a home office, gym, studio, hobby room, or additional reception area.

Offering flexible accommodation, high-quality presentation, and exceptional outdoor space, this superb home is sure to



Kitchen



Kitchen



First Floor Landing



Bedroom One



Bedroom Two



Bathroom Two

appeal to a wide range of buyers.

Accommodation with approximate dimensions

Porch 4' 7" x 9' 6" (1.4m x 2.9m)

Entrance Hall 8' 8" x 11' 6" (2.64m x 3.51m)

Living Room 13' 9" x 11' 10" (4.19m x 3.61m)

Kitchen 12' 6" x 8' 2" (3.81m x 2.49m)

Dining Area 12' 6" x 10' 10" (3.81m x 3.3m)

Bedroom One 12' 10" x 11' 10" (3.91m x 3.61m)

Bedroom Four 11' 10" x 8' 2" (3.61m x 2.49m)

Bathroom 7' 9" x 9' 9" (2.36m x 2.97m)

First Floor

Bedroom Two 11' 2" x 11' 6" (3.4m x 3.51m)

Bedroom Three 11' 2" x 11' 6" (3.4m x 3.51m)

Bathroom 8' 1" x 6' (2.46m x 1.83m)

Outbuild/Playroom 14' 9" x 15' 1" (4.5m x 4.6m)

Property Information

Tenure Freehold (Vacant possession upon completion).

Services Mains gas, water and electricity.

Council Tax Band C - Lancaster City Council.

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

Directions From the Hackney & Leigh Carnforth Office, turn right onto Market Street and continue toward the traffic lights. At the lights, bear left onto Slyne Road, continue for approximately 2 miles and at the next lights turn right, at the roundabout, take the second exit onto Bay Gateway. Turn right onto Morecambe Road, at the shrimp roundabout take the first exit onto Regent road and continue until you reach Lidl, turn right onto Altham road, followed by the second left, from here turn right onto Hayfell and finally left onto Hampsfell Drive, number 26 can be located by our 'for sale' sign.

What3Words ///gravy.remind.empire

Viewings Strictly by appointment with Hackney & Leigh.



Outbuild/Playroom



Garden



Garden



Garden

[Request a Viewing Online](#) or Call 01524 737727

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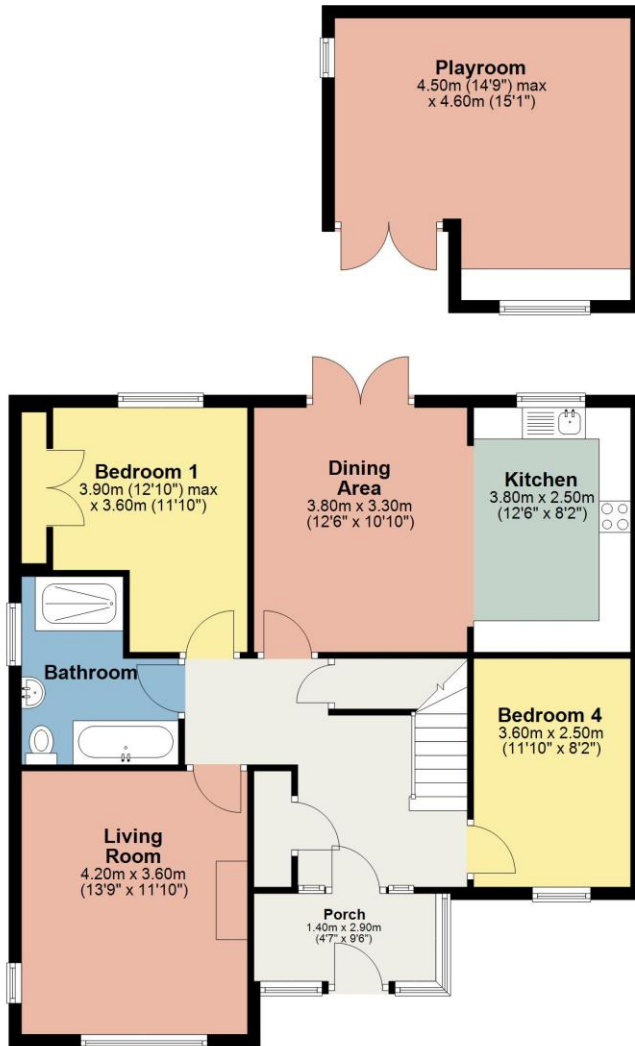


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Ground Floor

Approx. 104.3 sq. metres (1122.2 sq. feet)



First Floor

Approx. 37.6 sq. metres (405.0 sq. feet)



Total area: approx. 141.9 sq. metres (1527.3 sq. feet)

This plan is for layout guidance only and is not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in preparation of this plan, please check all dimensions, shapes and compass bearings before making any decision reliant upon them. REF: Plan produced using PlanUp.

26 Hampsfell Drive, Morecambe

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