



FREEHOLD

17 DUNDALK STREET, BARROW-IN-FURNESS, LA14 2RZ

£95,000

FEATURES

- | | |
|-------------------------|---------------------|
| Traditional Mid Terrace | Kitchen & Bathroom |
| Forecourt To Front | Two Double Bedrooms |
| Yard To Rear | Popular Location |
| Ideal FTB/Investor | Walking Distance TO |
| Vestibule & Lounge | BAE System & |
| | Amenities |
| | No-Chain Involved |



On Road
Parking



Traditional forecourt mid-terraced home, ideally situated on the ever-popular Barrow Island, close to a range of local amenities, shops, schools and regular bus routes. Early inspection is highly recommended, with the property offering an ideal opportunity for a young family or first-time buyer. Offered for sale with a particularly realistic asking price and comprising of entrance vestibule, lounge, fitted kitchen and bathroom to ground floor with two double bedrooms to the first floor. Complete with a gas central heating system, uPVC double glazing, forecourt to front, together with a rear yard. Early vacant possession is available, with the property being offered for sale with no chain involved.

ENTRANCE VESTIBULE

Door to:

LOUNGE

13' 1" x 13' 0" (3.99m x 3.96m)

Front-facing uPVC double-glazed window, radiator and attractive traditional-style fireplace with timber surround and tiled inset. Laminate flooring and access to kitchen.

KITCHEN

8' 4" x 13' 0" (2.54m x 3.96m)

Fitted with a range of base, wall and drawer units with contrasting work surface over incorporating stainless steel sink and drainer with mixer tap and tiled splash backs. UPVC double-glazed window, space for freestanding appliances, tile effect flooring and under stairs

storage. Open to staircase to first floor and door to:

REAR VESTIBULE

External door to rear yard and door to:

BATHROOM

Fitted with a white suite comprising of panelled bath with shower over, pedestal wash hand basin and low-level WC. Part-tiled, uPVC double-glazed window and vinyl flooring.

FIRST FLOOR LANDING

Access to two bedrooms.

BEDROOM

13' 1" x 13' 0" (3.99m x 3.96m)

Double bedroom with uPVC double-glazed window, radiator and attractive exposed-style timber flooring.

BEDROOM

8' 4" x 9' 5" (2.54m x 2.87m)

Further good-sized room with radiator, uPVC double-glazed window, storage cupboard housing combination boiler and loft access via a new larger hatch with wooden collapsible ladders to a fully boarded loft with lighting.



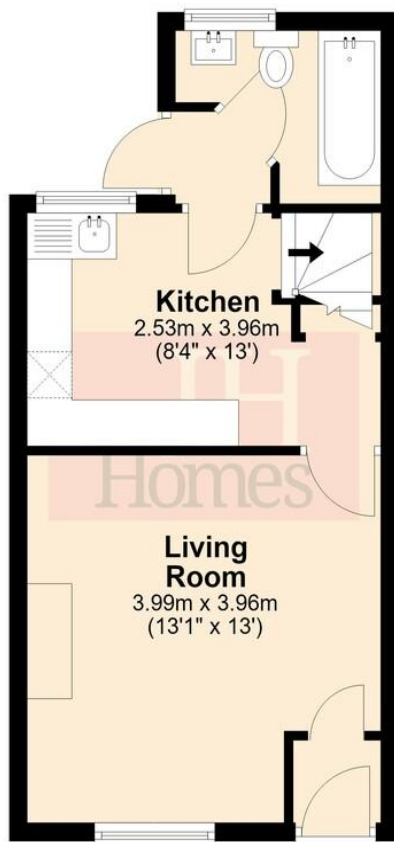
EXTERIOR

Forecourt frontage with low-level brick boundary wall and paved pathway providing access to the front entrance. To the rear is a pleasant, enclosed yard, providing a private and low-maintenance outdoor space with paved seating area. Access to rear service lane.



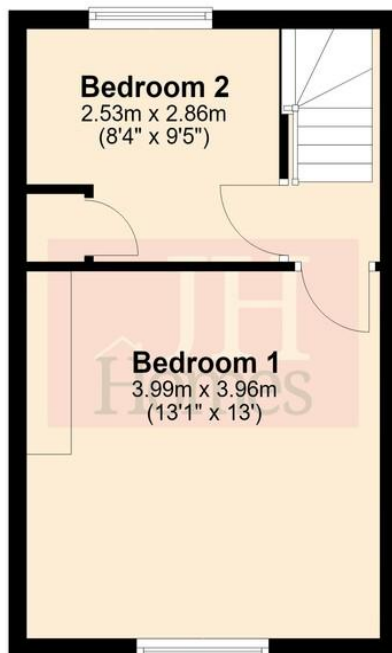
Ground Floor

Approx. 30.8 sq. metres (331.2 sq. feet)



First Floor

Approx. 26.3 sq. metres (282.9 sq. feet)



Total area: approx. 57.1 sq. metres (614.1 sq. feet)

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GENERAL INFORMATION

TENURE: Freehold

COUNCIL TAX: A

LOCAL AUTHORITY: Westmorland and Furness Council

SERVICES: Mains Gas, Electric, Water & Drainage are all connected.

DIRECTIONS:

At Hollywood Park roundabout, continue along the A590 towards Walney Bridge. Continue along Bridge Road and continue straight on at the next roundabout onto Island Road. Turn left into Dunbar Street and right into Dundalk Street where the property can be found on your left hand side. The property can be found by using the following "What Three Words" <https://w3w.co/spoken.swear.making>

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.