



**3 Bed  
House - Semi-Detached  
located in Heysham**

**Jennings**  
estate agents



**2 Curlew Grove**  
**Heysham**  
**Morecambe**  
**LA3 2SN**



**Asking price £215,000**

Welcome to this pleasing semi-detached house located on Curlew Grove in the picturesque area of Heysham, Morecambe. This property offers a comfortable and practical living space, perfect for families or those seeking a peaceful retreat.

The home features three well-proportioned bedrooms, providing ample space for relaxation and rest. The single reception room serves as a versatile area, ideal for entertaining guests or enjoying quiet evenings with family. The layout of the house promotes a warm and welcoming atmosphere, making it easy to feel at home.

The surrounding area boasts a friendly community, with local amenities and beautiful outdoor spaces nearby. Residents can enjoy the convenience of shops, schools, and parks, all within a short distance. The coastal charm of Morecambe is also just a stone's throw away, offering stunning views and leisurely walks along the promenade.

This property presents an excellent opportunity for those looking to settle in a vibrant and accessible location. With its practical layout and appealing surroundings, it is sure to attract interest from a variety of buyers. Don't miss the chance to make this lovely house your new home.

**Hall**

Entrance doorway. Stairs leading to the first floor landing.

**Lounge**

10'7" (R) x 16'4"

Double glazed uPVC window. Double radiator. Decorative coving to the ceiling.

**Kitchen Diner**

13'11" x 8'10"

Fitted kitchen with a range of wall and base units comprising: one and a half stainless steel sink unit, electric oven, four gas hob and an extractor fan. Space for a fridge freezer and a washing machine. Double glazed uPVC window to the rear and double glazed uPVC sliding doors leading to the rear garden. Understairs storage cupboard. Double radiator.

**First Floor**

**First Floor Landing**

Loft access. Airing cupboard. Downlights.

**Master Bedroom**

9'11" x 14'2" (R)

Double glazed uPVC window to the front. Radiator. Overhead storage cupboard.

**Bedroom Two**

9'2" x 7'8"

Double glazed uPVC window to the rear. Radiator.

**Bedroom Three**

9'3" x 6'1"

Double glazed uPVC window to the rear. Radiator.

**Bathroom**

Three piece suite incorporating: bath, wash hand basin and a low level WC. Double glazed uPVC window to the side. Radiator.

**Exterior**

**Front Garden**

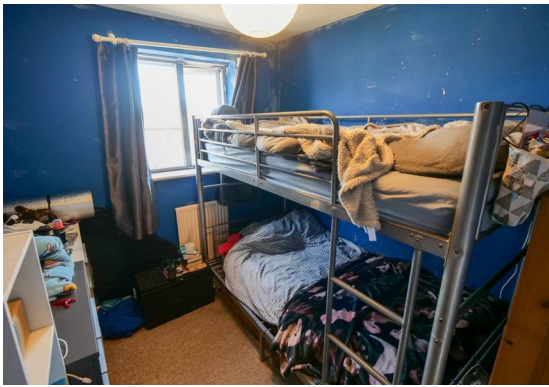
Laid lawn with a driveway to the side.

**Rear Garden**

Large rear garden with a paved patio area, decking and laid lawn.

**Additional Information**

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Curlew Grove, Heysham, LA3 2SN



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

**EPC Rating:**  
**Council Tax Band: B**

**DIRECTIONS**

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