

FREEHOLD



1 TEAL CLOSE, ASKAM-IN-FURNESS, LA16 7JF

£385,000

FEATURES

Superior Family Sized
Detached Bungalow

Rare Parklands Purchase
Opportunity

Suitable For A Variety Of
Buyers

Gas CH System & uPVC DG
Hallway, Lounge & Dining
Room

UPVC Conservatory,
Kitchen & Utility Room

Cloak/WC & House
Bathroom

Three Double Bedrooms
& Master En-Suite

Ample Block Paved
Driveway & Int. Garage

Gardens To The Front,
Side & Rear. No-Chain



2



3



3



Garage,
Off Road
Parking



This superb family-sized detached bungalow occupies an attractive cul-de-sac position on the highly sought-after Parklands Estate in Askam-in-Furness. Built by Neil Price Limited circa 2005, this modern and exceptionally well-presented home offers generous living accommodation, surrounding gardens, an integral garage, and extensive off-road parking. The accommodation briefly comprises of an entrance vestibule, welcoming hallway, spacious lounge, dining room with French doors opening into a conservatory, which in turn provides access to the rear garden. There is also a modern fitted kitchen, utility room, cloakroom/WC, three double bedrooms, including a principal bedroom with en-suite facilities, together with a family bathroom. Externally, the property benefits from well-maintained lawned gardens extending to the front, side, and rear, complemented by a patio seating area ideal for outdoor entertaining. An integral garage and substantial block-paved driveway provides ample off-road parking for several vehicles, including space for a caravan, motorhome, or campervan. Further benefits include uPVC double glazing and a gas central heating system throughout. Conveniently situated within a popular residential development, the property is within easy reach of local schools, shops, the train station, and the beach. Excellent transport links provide convenient access to the nearby towns of Barrow-in-Furness, Dalton-in-Furness, and Ulverston. Early viewing is highly recommended to appreciate the space, presentation, and excellent location on offer.

Accessed through a PVC door into:

ENTRANCE VESTIBULE

Entrance door and door to:

HALLWAY

Storage cupboard and radiator, plus access to the lounge, three bedrooms and a bathroom.

LOUNGE

19' 8" x 13' 3" (5.99m x 4.04m)

Coal effect living flame gas fire with chrome trim and dark oak-stained surround. UPVC double glazed bay window to the front, wall light wiring, modern decoration with dado rail and coving. Complete with radiator, wood laminate flooring and double doors to:

DINING ROOM

10' 6" x 10' 5" (3.2m x 3.18m)

UPVC French style double glazed double doors to the rear conservatory, wood laminate flooring, modern decoration with dado rail, coving and radiator. Complete with feature archway to the kitchen.

CONSERVATORY

12' 11" x 13' 10" (3.94m x 4.22m)

UPVC double glazed windows to the rear garden, wood laminate flooring, two radiators and external PVC door to the rear patio.

KITCHEN

8' 10" x 10' 1" (2.69m x 3.07m)

Fitted with a range of base, wall and drawer units with wooden worktop over incorporating one and a half bowl sink with drainer, mixer tap and splash back tiling. UPVC double glazed window to the rear, dishwasher, electric cooker point and radiator. Door to:

UTILITY ROOM

5' 1" x 10' 1" (1.55m x 3.07m)

Matching units from the kitchen, plumbing for a washing machine, space for a dryer and radiator. External door to the side garden, integral door to the garage and door to:

CLOAKS/WC

Modern two-piece suite comprising of a WC and wash hand basin. Plus radiator, extractor fan and uPVC double glazed window to the side.

MASTER BEDROOM

11' 6" x 9' 9" (3.51m x 2.97m)

UPVC double glazed windows to the front, wardrobe and radiator. Door to:

EN-SUITE

Three-piece suite comprising of a WC, wash hand basin and shower cubicle, radiator and extractor fan.

BEDROOM

11' 3" x 8' 6" (3.43m x 2.59m)

Double wardrobe, uPVC double glazed window to the rear and radiator.

BEDROOM

9' 7" x 9' 8" (2.92m x 2.95m)

Radiator and uPVC double glazed window to the rear.

BATHROOM

Modern three-piece suite in white comprising of WC, wash hand basin and corner bath with shower. UPVC double glazed window to the side, tiling and a radiator.

EXTERIOR

The property is set on a good-sized plot with ample parking and well established, enclosed gardens.

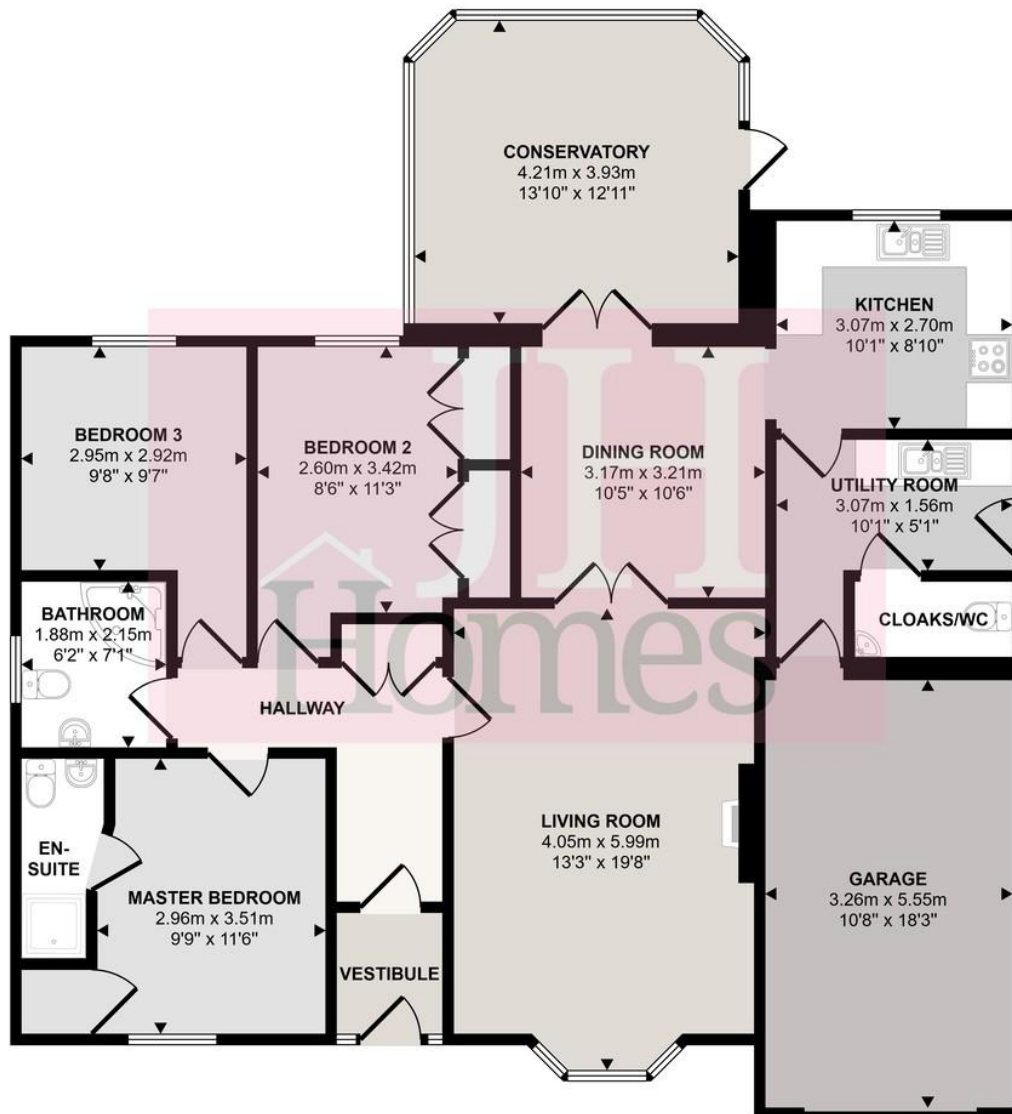
GARAGE

18' 3" x 10' 8" (5.56m x 3.25m)

Up'n'Over door, wall mounted combination boiler for the heating and hot water system, plus light and power points.



Approx Gross Internal Area
142 sq m / 1530 sq ft



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GENERAL INFORMATION

TENURE: Freehold
COUNCIL TAX: D
LOCAL AUTHORITY: Westmorland and Furness Council
SERVICES: Mains drainage, gas, electric, water are all connected

DIRECTIONS:

Leave Ulverston along the A590 heading towards Dalton. At the first roundabout at the top of Melton Hill take the second right and continue following the road until the next roundabout, take the third exit heading towards Askam. Follow the road along turning left after the brickworks into Lots Road. Continue along the road and around the sharp right-hand bend. Turn immediately left onto New Road then take the second right onto Parklands Drive. Follow the road along taking the second turn on the right onto Wakefield Street, then turn left into Turnstone Crescent. Follow the road and turn right into Teal Close.

The property can be found by using the following "What Three Words": <https://w3w.co/seasick.reclined.rare>

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	71 C	
55-68	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.

