



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

**Jennings**  
estate agents 

**29 Heysham Mossgate Road**

**Morecambe**

**LA3 2JU**



**Asking price £180,000**

Nestled in the charming area of Heysham, on Mossgate Road, this delightful semi-detached house presents an excellent opportunity for families and individuals alike. With three well-proportioned bedrooms, this property offers ample space for comfortable living. The two inviting reception rooms provide versatile areas that can be tailored to your needs, whether for relaxation, entertaining guests, or creating a home office.

The house features a well-appointed shower room, ensuring convenience for all residents. The layout of the property is designed to maximise both space and natural light, creating a warm and welcoming atmosphere throughout.

Situated in a desirable location, this home benefits from easy access to local amenities, schools, and transport links, making it an ideal choice for those seeking a balance of tranquillity and convenience. The surrounding area boasts a friendly community vibe, perfect for families and those looking to settle down.

This semi-detached house on Mossgate Road is not just a property; it is a place where memories can be made. With its appealing features and prime location, it is sure to attract interest from a variety of potential buyers or renters. Do not miss the chance to make this lovely house your new home.

We are selling the property with no upper chain, so please contact the office for further information.

### **Hall**

Double glazed uPVC door. Radiator. Stairs leading to the first floor landing.

### **Lounge**

11'4" (R) x 11'10" (Bay)

Double glazed uPVC Bay window to the front. Wall mounted gas fire. Radiator.

### **Dining Room**

11'6" (R) x 12'7"

Double glazed uPVC window to the rear. Wall mounted gas fire. Radiator.

### **Kitchen**

15'10" x 5'9"

Fitted kitchen with a range of wall and base units incorporating a stainless steel sink and space for a cooker, washer and fridge. Two double glazed uPVC windows to the side and a single glazed window. Double glazed uPVC door leading to the garden. Understairs storage cupboard.

### **First Floor**

#### **First Floor Landing**

Double glazed uPVC window to the side.

#### **Master Bedroom**

11'9" (R) x 13'7" (Bay)

Double glazed uPVC Bay window to the front. Fitted wardrobes, drawers and overhead storage. Double radiator.

#### **Bedroom Two**

11'6" (R) x 11'5"

Double glazed uPVC window to the rear. Radiator.

#### **Bedroom Three**

7'3" x 5'10"

Double glazed uPVC window to the front aspect. Radiator.

#### **Shower Room**

Three piece suite comprising: shower cubicle, wash hand basin and a low level WC. Double glazed uPVC window to the rear. Radiator. Spotlights.

#### **Exterior**

##### **Front Garden**

Decorative stone chippings to the front with a tarmac driveway leading to the garage.

##### **Rear Garden**

Laid lawn with a fish pond and shrubbery.

#### **Additional Information**

We strive to make our sales brochures to be precise and accurate as possible, however they do not represent or form part of contract or offer. The brochure is not to be relied upon as statements of representation or fact. Jennings Estate Agents Ltd has not tested any services, apparatus, equipment, fixtures, and fittings. All room dimensions and floor plans are measured approximately and should not be taken literally. Items shown in the photographs are not included unless specifically mentioned within the sales particulars. Fixtures and fittings may be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.



Heysham Mossgate Road, Heysham, LA3 2JU



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

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

**DIRECTIONS**

**CONTACT**

50 North Road  
Lancaster  
LA1 1LT

E: [office@jeagent.com](mailto:office@jeagent.com)

T: 01524 926007

[jeagent.com](http://jeagent.com)

