



**3 Bed
House - End
Terrace**

Asking price £165,000



Jennings
estate agents

Lounge

10'6" x 16'11"

Double glazed uPVC window to the front aspect and a uPVC entrance door. Double radiator. Stairs leading to the first floor landing. Open to -

Dining Area

9'6" x 7'12"

Double glazed uPVC window to the rear aspect. Double radiator and decorative coving to the ceiling. Door to -

Kitchen

8'8" x 9'7"

Modern fitted kitchen with a range of wall and base units incorporating; stainless steel sink unit, electric oven, four ring electric hob and an extractor fan. Integrated washing machine, fridge and freezer. Double glazed uPVC window to the rear and a uPVC door leading to the rear garden.

First Floor

Master Bedroom

10'10" x 8'11"

Double glazed uPVC window to the rear aspect. Fitted wardrobes and a radiator.

Bedroom Two

8'4" x 11'1"

Double glazed uPVC window to the front aspect. Radiator.

Bedroom Three

7'10" x 8'3" (Max)

Double glazed uPVC window to the front aspect. Over-stairs storage cupboard.

Shower Room

Modern three piece suite comprising; shower cubicle, wash hand basin and a low level WC. Double glazed uPVC window to the rear. Heated towel rail.

Exterior

Front Garden

Low maintenance tarmac front garden.

Rear Garden

Paved rear garden with a garden shed and gated access to the rear. Block paved area, which maybe ideal for a caravan/storage area.

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.





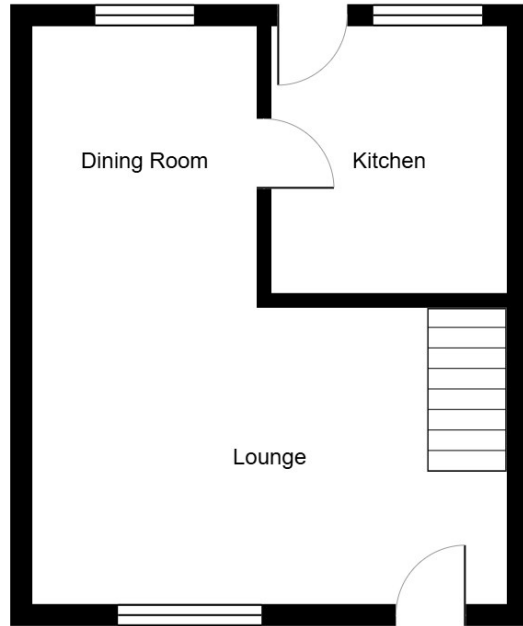


Thomas Grove, Morecambe, LA4 5TF

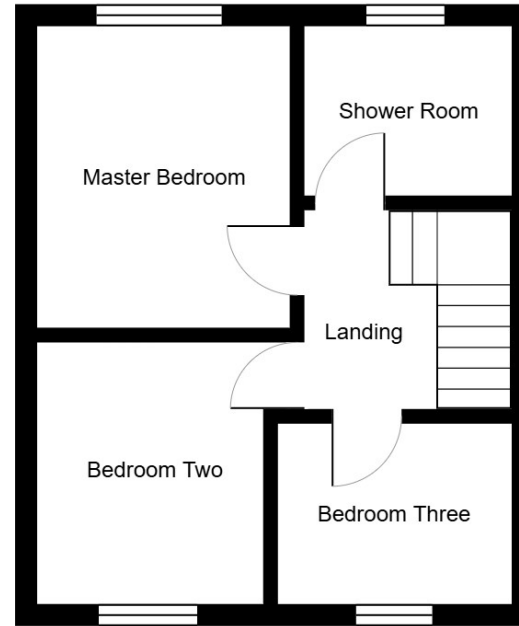




Thomas Grove Morecambe, LA4 5TF



Ground Floor



First Floor

CONTACT

50 North Road
Lancaster
LA1 1LT

E: office@jeagent.com
T: 01524 926007
jeagent.com

EPC Rating:
Council Tax Band: B

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

