



**2 Bed
Bungalow - Semi Detached
located in**

Jennings
estate agents 

9 Newlands Road
Morecambe
LA4 5SQ



Entrance Hall

Entrance uPVC doorway and designer radiator.

Lounge

10'12" x 19'3"

(into bay)

Double glazed uPVC window to the front aspect. Double radiator. Coving to the ceiling.

Dining Room

10'12" x 16'11"

Double glazed uPVC window to the rear aspect. Double radiator. Stairs leading to the first floor landing.

Kitchen

12'2" x 8'12"

Fitted kitchen with a range of wall and base units, contrasting work surface incorporating a stainless steel sink unit. Free standing cooker with a four ring gas burner. Space for a fridge freezer, washing machine and dishwasher. Double glazed uPVC window to the side and uPVC door leading to the rear garden.

Bedroom Two

9'9" x 9'3"

Double glazed uPVC window to the front aspect. Double radiator. Coving to the ceiling.

Bathroom

Modern three piece suite comprising; bath with an overhead shower, wash hand basin and low level WC. Double glazed uPVC window to the side aspect. Heated towel rail.

First Floor

Master Bedroom

14'11" x 9'11"

Double glazed uPVC window to the front aspect. Double radiator. Storage cupboard and walk-in dressing area.

Exterior

External

Low maintenance front garden, with stone chippings. Paved driveway to the side providing off road parking, leading to the garage. Enclosed rear garden, with a large paved patio area, flowerbed and garden shed.

The property also has a small garden across the road, which could be landscaped or used for further parking, subject to planning.

Garage

18'6" x 8'4"

Large garage, with an up and over garage door.

Asking price £190,000

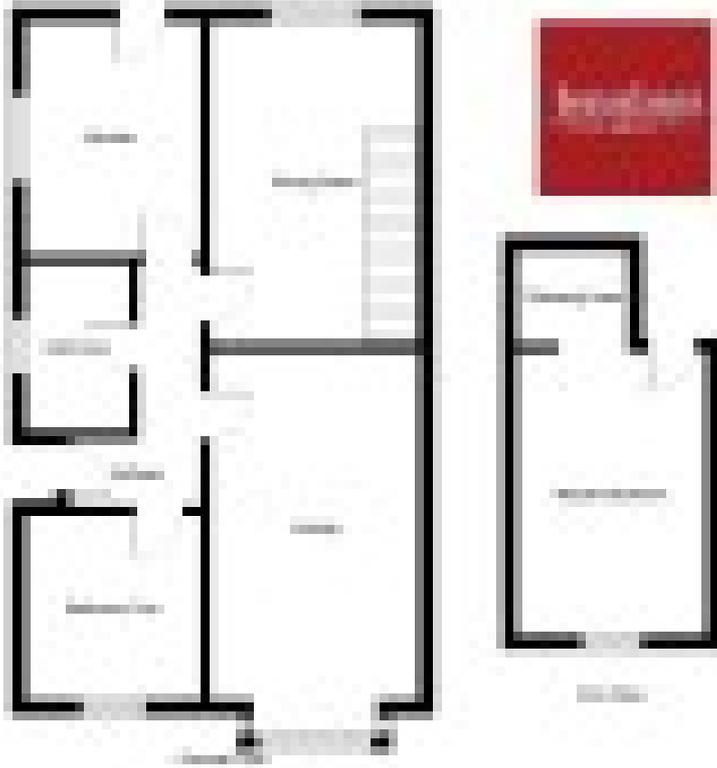
Jennings Estate Agents are pleased to offer to the market, this truly wonderful, semi-detached, bungalow. Located within a popular residential location, and close to the cycle track, which leads to Morecambe/promenade. The property has been extremely well presented throughout. Boasting a large living room, separate dining room, large bedrooms and modern bathroom suite.

The property features; entrance hallway with access leading to the main reception room, with a large bay window. The dining room is located to the rear, with stairs leading to the first floor. Fitted kitchen with space for appliances. Double second bedroom, and a modern three piece bathroom suite. To the first floor you will find the master bedroom, with a walk-in dressing area.

Externally the property has a low maintained front and rear garden. Paved driveway to the side, leading to the large single garage. A further garden can be found across the road. Hugh potential to be landscaped, or could provide further off road parking (subject to planning).

Viewings are highly recommended, so please contact the office on 01524 926007, or email us on office@jeagent.com





Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			76
(55-68) D	60		
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC 	

EPC Rating: D
Council Tax Band: B

DIRECTIONS

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