



**POOLE
TOWNSEND**

Pembroke Close, Barrow-in-furness, LA13 0AZ

£239,950

3 1 1



Situated on a modern development in the popular area of Roose, this well-presented semi-detached home is ideal for families and a wide range of buyers. Conveniently located close to local railway and bus links, with a Tesco Metro within walking distance and schools nearby, it offers excellent day-to-day convenience. The property features a neat front garden with driveway parking and a welcoming entrance hallway with cloakroom/WC. A spacious lounge includes an attractive fireplace and opens into a bright dining kitchen with patio doors to the garden, fitted units, integrated oven, gas hob and space for appliances. Upstairs are three bedrooms, including a large main bedroom created from two rooms and fitted with extensive wardrobes and dressing area, plus two rear bedrooms overlooking the garden and a modern family bathroom with shower over bath. Further benefits include gas central heating and UPVC double glazing.

Location

What3Words///video.salon.rarely

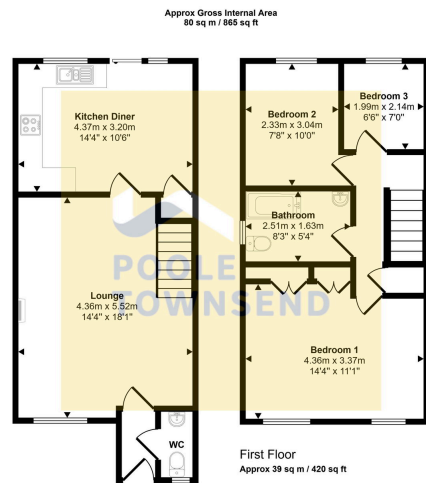
Description

Situated within a modern development of similar style homes in the popular area of Roose, this well-presented semi-detached property is ideally suited to a wide range of buyers, particularly families. Conveniently located for local railway and bus links, with a Tesco Metro within walking distance and schools just a short commute away, the property offers excellent everyday convenience alongside comfortable residential living.

Attractive from the kerb, the home features a neatly maintained front garden with colourful planting and open access to a driveway providing off-road parking. Inside, the entrance hallway provides access to a useful two-piece cloakroom comprising WC and hand basin with storage beneath and a tiled finish to the walls, adding a smart and practical touch.

The spacious lounge is accessed from the hallway and offers a welcoming living area with open staircase, a striking central fire surround with marble conglomerate inset and hearth, and a gas fire.

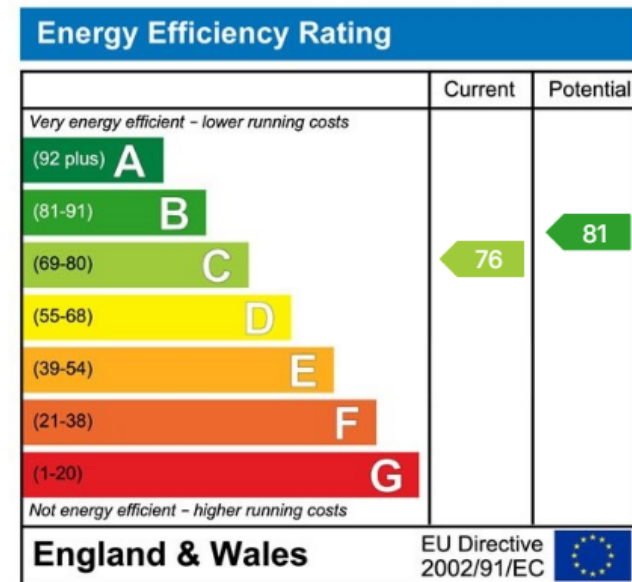




Ground Floor
Approx 41 sq m / 445 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Magic Drawings 360.

- 3 Bed Semi-Detached
- Situated In The Popular Roose
- Ideal For Families And A wide Range Of Buyers
- Driveway Parking
- Close To Local Amenities
- A Spacious Lounge
- A bright Dining/Kitchen
- Three bedrooms Including a Large Main Bedroom
- A Modern Family Bathroom
- Double Glazing



Visit us at
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Barrow 01229 811811
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