



24 Tibicar Drive East,
Heysham, Morecambe,
LA3 2AR

24, Tibicar Drive East, Heysham, Morecambe

The property at a glance

3  1  2 

- Semi Detached Property
- Three Bedrooms (Two Double)
- Two Reception Rooms & Sun Room
- Spacious Hallway
- Kitchen & Shower Room
- Driveway & Gardens
- Tenure: Freehold
- Property Band: A
- EPC:



Get in touch today

01524 401402
info@gfproperty.co.uk
gfproperty.co.uk

£185,000

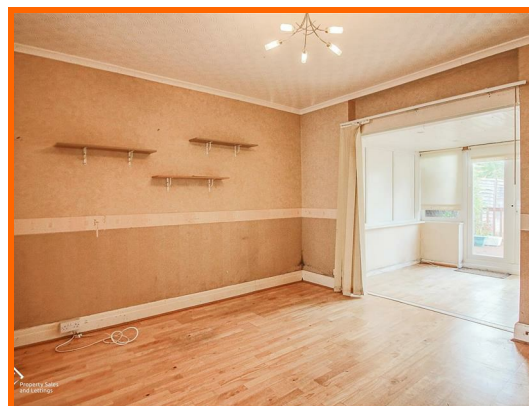
Get to know the property

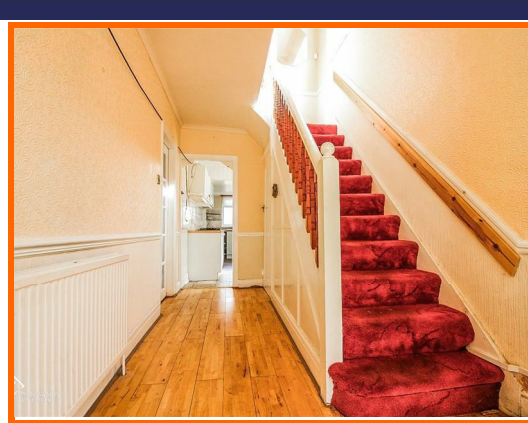


Situated in the popular location of Heysham, Morecambe, this delightful semi-detached house on Tibicar Drive East offers a perfect blend of comfort and convenience. With three well-proportioned bedrooms, this property is ideal for families or those seeking extra space. The two inviting reception rooms provide ample room for relaxation and entertaining, making it easy to host friends and family.

The kitchen is functional and ready for your personal touch, allowing you to create a culinary haven that suits your lifestyle. The property also features a driveway, providing parking for one vehicle, which is a valuable asset in this desirable location.

The surrounding area boasts a friendly community atmosphere, with local amenities and beautiful coastal walks just a stone's throw away. This home presents an excellent opportunity for those looking to settle in a peaceful yet accessible neighbourhood. Whether you are a first-time buyer or seeking a family home, this semi-detached property on Tibicar Drive East is certainly worth considering.





Entrance Porch

UPVC door into porch, UPVC windows, laminate flooring and door to hallway.

Hallway

Radiator, coving, smoke alarm, dado rail, dining room, opening to kitchen and stairs to first floor.

Dining Room

Coving, TV point, laminate flooring, openings to living room and sunroom.

Living Room

UPVC bay window, radiator, coving, TV point, living flame fireplace with marble hearth and wooden mantel and laminate flooring.

Sunroom

Two UPVC windows, radiator, panelled ceiling, spotlights, UPVC double doors to rear and archway to kitchen.

Kitchen

Two UPVC windows, mix of wall and base units with laminate worktops, integrated double oven in high rise unit, four ring gas hob, extractor fan, one and a half bowl sink with mixer tap, tiled splash back, space for fridge/freezer, washing machine and dishwasher, boiler, laminate flooring and opening to hallway.

First Floor

Landing

UPVC window, radiator, coving, smoke alarm, loft access, dado rail, doors to bedroom one, two, three and wet room.

Bedroom One

UPVC window, radiator and coving.

Bedroom Two

UPVC bay window, radiator and built in wardrobes.

Bedroom Three

UPVC window and radiator.

Wetroom

UPVC window, radiator, dual flush WC, pedestal wash basin with mixer tap, direct feed shower, wet room shower enclosure, wall mounted shower seat, extractor fan, partially tiled surround and laminate flooring.

External

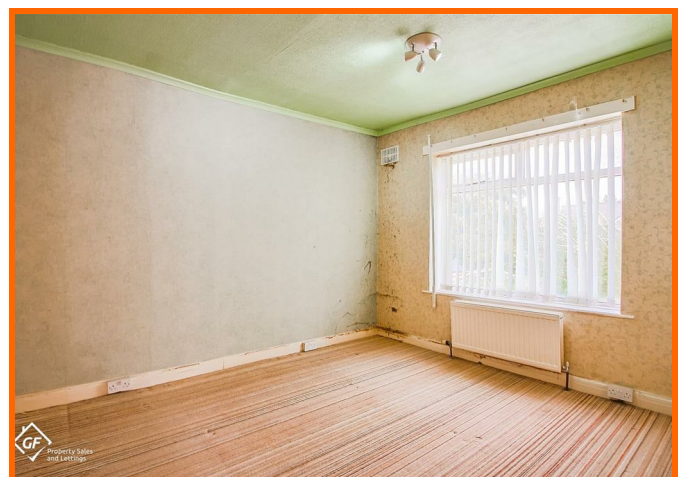
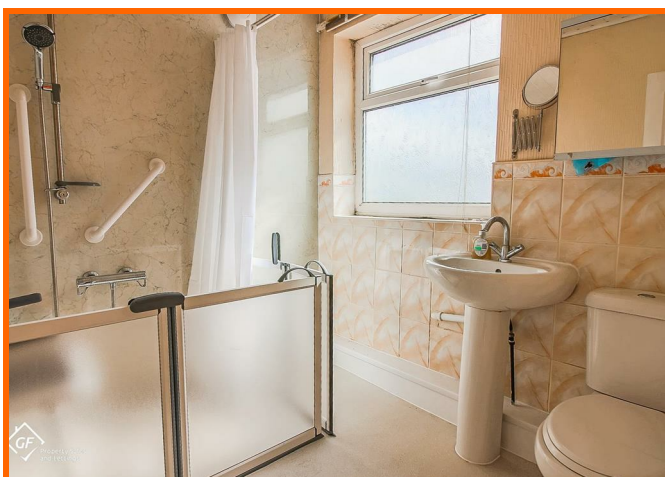
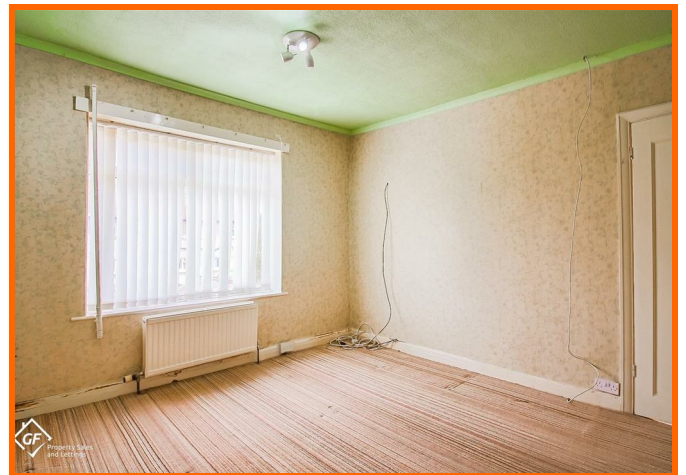
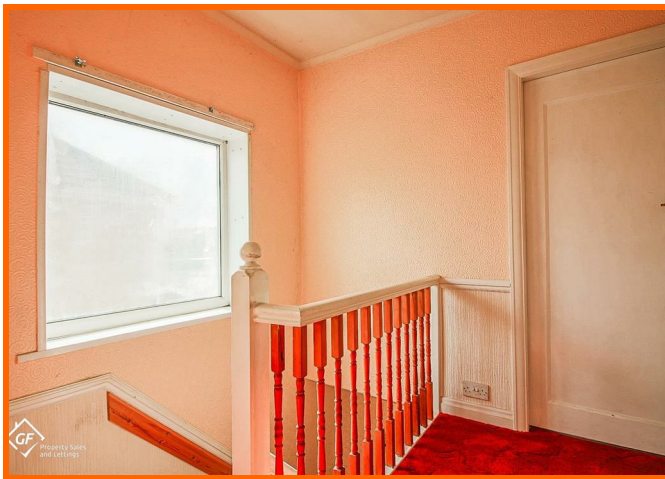
Front

Parking for 2 cars, pebbled area and gate access to rear.

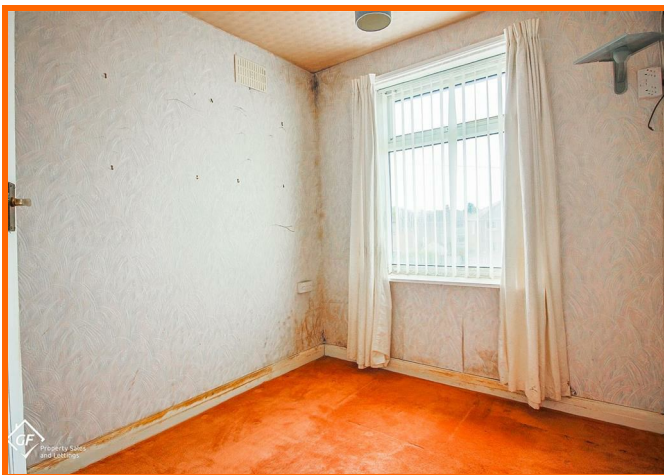
Rear

Outdoor tap, decking area, Astro turf and pebbled area.

24 Tibicar Drive East, Heysham, Morecambe, LA3 2AR



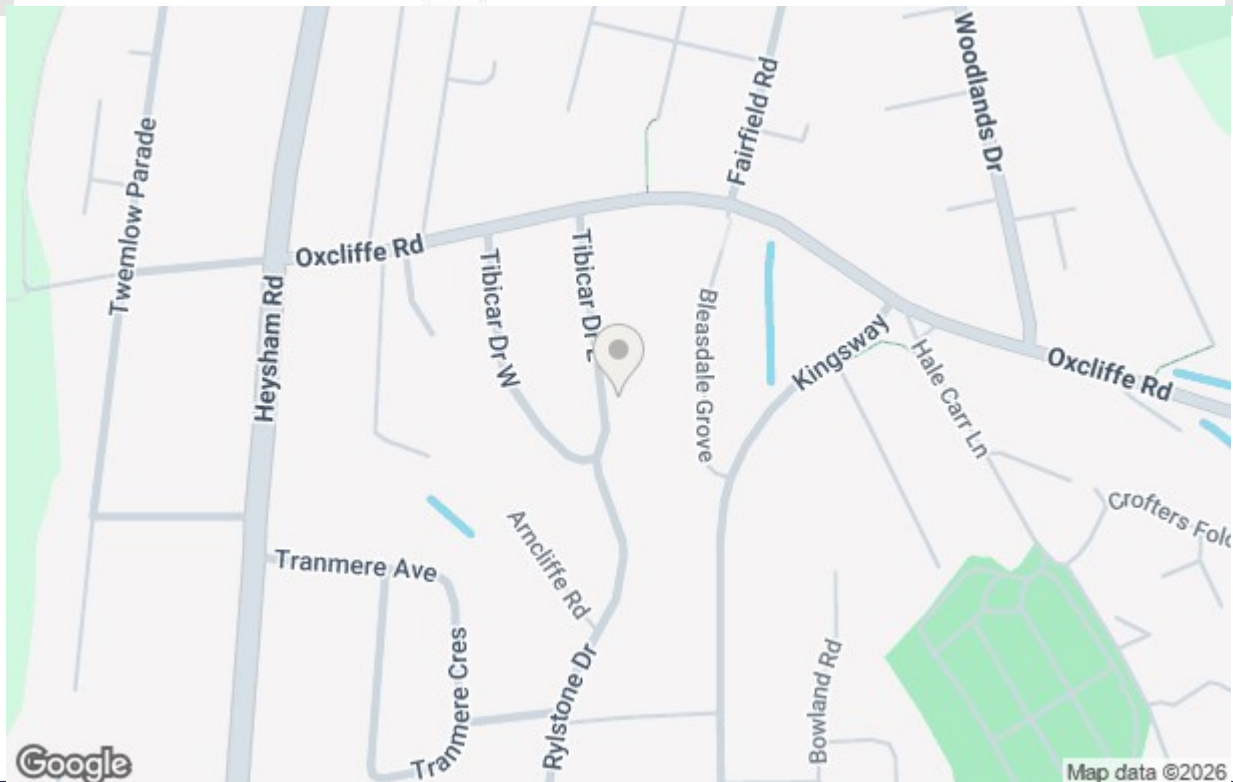
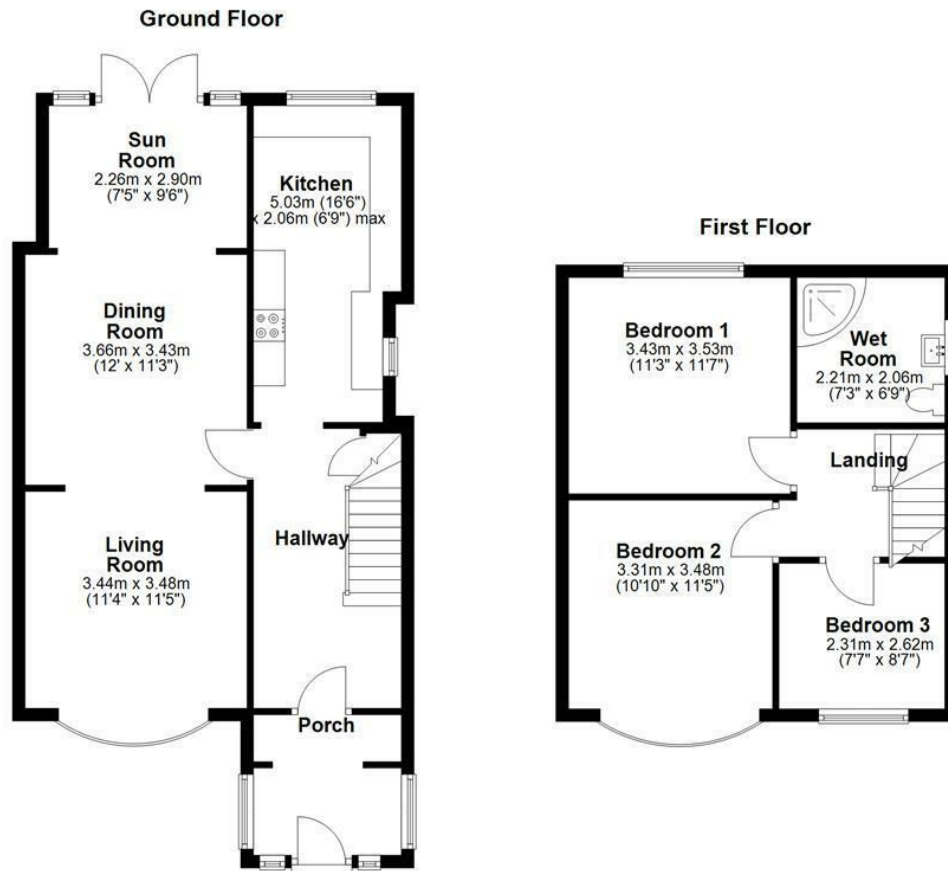
24 Tibicar Drive East, Heysham, Morecambe, LA3 2AR



Get in touch today

01524 401402
info@gfproperty.co.uk
gfproperty.co.uk

Take a nosey round



Get in touch today

01524 401402
info@gfproperty.co.uk
gfproperty.co.uk

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(65-80) C	
(55-64) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
67	77
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	
(65-80) C	
(55-64) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	
EU Directive 2002/91/EC	