HOUSECLUB
ESTATE AGENCY

1 Beech Avenue, Galgate, Lancaster, LA2 0NN

£180,000

Inside The Home

Situated in a desirable residential location, this three-bedroom semi-detached corner property offers spacious accommodation throughout and presents an excellent opportunity for buyers looking to modernise and create a fantastic family home.

The accommodation is accessed via the front entrance door, leading into a spacious hallway. The ground floor comprises a bright and welcoming lounge with patio doors opening onto the rear garden, together with a fitted kitchen To the first floor, there are three well-proportioned double bedrooms and a family bathroom. Additional benefits include an insulated loft and cavity wall insulation.

While the property would benefit from a programme of modernisation, it offers tremendous potential and would make an ideal family home in a sought-after and pleasant location.

Let's Take A Closer Look At The Area

Located in the South Lancaster village of Galgate, this beautiful village was once a thriving silk industry, with many of the original factory's still standing proud today. An attractive marina gives the village a wonderful quintessential English charm, as well as the variety of local shops and a vibrant village community hall. Excellent transport links can also be found, with local bus services providing access in and around the city of Lancaster, with a West Coast mainline train station as well as Junction 33 of the M6 motorway a 5 minute drive away. With a host of doctors surgeries, dentists and pharmacies located in Lancaster, this property is well connected, and benefits from a village primary school and access to a range of excellent local high schools.

Let's Step Outside

Externally, the property benefits from a generous front garden, a double driveway providing ample off-road parking, and a garage. To the rear, there is a good-sized laid-to-lawn garden, ideal for families and outdoor entertaining.

Services

The property is fitted with a modern gas central heating, and has mains electric, mains gas, mains water and mains drainage.

Tenure

The property is Freehold. Title number: LAN154211

Council Tax Band

This home is Band B under Lancaster City Council.

Viewings

Strictly by appointment via Houseclub Estate Agency.

Energy Performance Certificate

View online or for more information contact our office for details.

Whilst every effort has been made to ensure the accuracy of these particulars they must in no way be used as a basis for a decision to purchase. Specified items may be subject to change and will be confirmed on the fixtures and fittings list supplied by the vendor through their solicitor. We are not responsible for testing services or appliances and as a buyer we request that all reasonable steps must be taken by yourself on these before commitment to purchase

Carex

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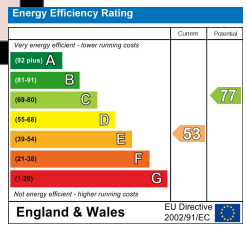

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