



£130,000

142 Market Street, Dalton-in-Furness, Cumbria, LA15 8RQ

Situated in the charming market town of Dalton-in-Furness, this unique and spacious property offers a fantastic opportunity to acquire a well-presented two-bedroom home with outdoor space, a garage, and versatile additional ground-floor accommodation. The main living accommodation is arranged as a bright and inviting maisonette, thoughtfully laid out across two floors. The property is fully furnished and well maintained, making it ideal for both owner-occupiers and investors. The ground floor provides additional flexible space, currently arranged as a retail unit with storage rooms. This area offers excellent potential for a variety of uses, including home working, hobbies, or future reconfiguration, subject to the necessary consents. EPC D

Quick Overview

- Two Bed Furnished Maisonette
- Popular Market Town Location
- Property Set Over Three Floors
- Rear Garden Area
- Rear Garage And Large Shed
- Additional Ground Floor Premises
- Investment Potential
- No Upper Chain
- Early Viewing Recommended
- Ultrafast Broadband Available



Property Reference: 48402



Lounge in Maisonette



Kitchen in Maisonette



Bedroom One in Maisonette



Shower Room in Maisonette

The main living accommodation is arranged as a bright and inviting maisonette, thoughtfully laid out across two floors. The property is fully furnished and well maintained, making it ideal for both owner-occupiers and investors.

On the first floor, the home features a modern fitted kitchen complete with integrated fridge/freezer, washing machine, tumble dryer, and a dining area suitable for everyday meals. The welcoming living room provides a comfortable space to relax, furnished with a sofa, armchair, and TV, while the hallway offers useful built-in storage. A contemporary three-piece shower room completes this level.

Upstairs, there are two generously sized double bedrooms, both well-presented and offering ample storage, creating comfortable and practical living spaces.

To the rear of the property is a garden area, an uncommon and highly desirable feature in this central location. The property also benefits from a garage, a large shed with light and power, and an external WC, adding further convenience and storage options.

The ground floor provides additional flexible space, currently arranged as a retail unit with storage rooms. This area offers excellent potential for a variety of uses, including home working, hobbies, or future reconfiguration, subject to the necessary consents.

The property is currently tenanted, providing immediate rental income, with the option to purchase with tenants in situ or with vacant possession.

Offering generous living space, outdoor amenities, and exciting potential for further development or reconfiguration, this is a rare opportunity to acquire a versatile home in a sought-after location.

Location The property's location is second to none, situated on the edge of the Lake District within the Historical Market Town of Dalton in Furness and just a stone's throw away from the town centre you'll find a vibrant community with a range of amenities, including shops, cafes, and schools, all within easy reach. The train station offers excellent connectivity, making commuting a breeze and providing easy access to the surrounding areas. This an ideal location for families and commuters alike.

To reach the property bear left at the Dalton Roundabout from the A590 and take the 1st exit onto Ulverston Rd towards the town centre onto Market Street. The property is located on the left.

Accommodation (with approximate measurements)

Ground Floor

Shop 14' 9" x 11' 2" (4.5m x 3.4m)

Store Room One 16' 5" x 11' 2" (5m x 3.4m)

Store Room Two 12' 6" x 5' 3" (3.81m x 1.6m)

First Floor (Maisonette)

Stairs to Maisonette

First Floor (Maisonette)

Living Room 14' 9" x 11' 6" (4.5m x 3.51m)

Kitchen 10' 10" x 12' 2" (3.3m x 3.71m)

Bathroom

Second Floor

Bedroom One 14' 5" x 11' 6" (4.39m x 3.51m)

Bedroom Two 10' 10" x 12' 2" (3.3m x 3.71m)

Garage 8' 1" x 9' 2" (2.46m x 2.79m)

Viewings: Strictly by appointment with Hackney & Leigh.

Services: Mains gas, water and electricity.

NOTE - Gas and electric to maisonette upstairs, shop just has electric

Energy Performance Certificate: The full Energy Performance Certificate is available on our website and also at any of our offices.

Council Tax Band A (for maisonette)

Tenure Freehold (Vacant possession upon completion).

Material Information Shop has single glazed windows and metal security door to rear.

Double glazed windows to maisonette

Right of way to number 140 at rear or property

Rental Potential If you were to purchase this property for residential lettings we estimate it has the potential to achieve £695.00 per calendar month. For further information and our terms and conditions please contact the Office

NOTE - this figure is for the maisonette only

Anti Money Laundering Regulation (AML) Please note that when an offer is accepted on a property, we must follow government legislation and carry out identification checks on all buyers under the Anti-Money Laundering Regulations (AML). We use a specialist third-party company to carry out these checks at a charge of £60.00 (inc. VAT) per individual or £50.00 (incl. vat) per individual, if more than one person is involved in the purchase (provided all individuals pay in one transaction). The charge is non-refundable, and you will be unable to proceed with the purchase of the property until these checks have been completed. In the event the property is being purchased in the name of a company, the charge will be £150 (incl. vat).



Bedroom Two in Maisonette



Rear Garden and Garage



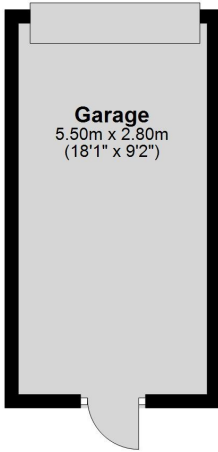
Rear Showing Stairs to Maisonette And Shed



Entrance to Maisonette

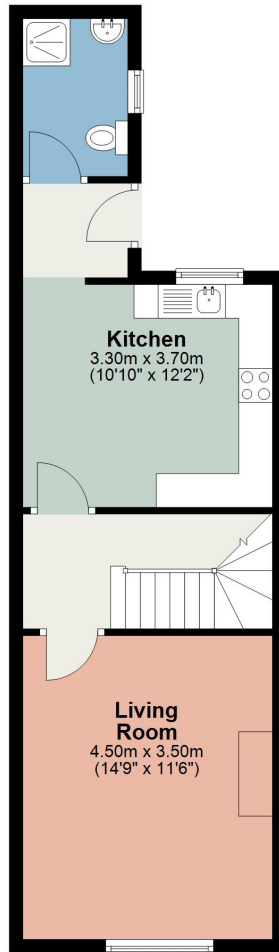
Ground Floor

Approx. 56.8 sq. metres (611.0 sq. feet)



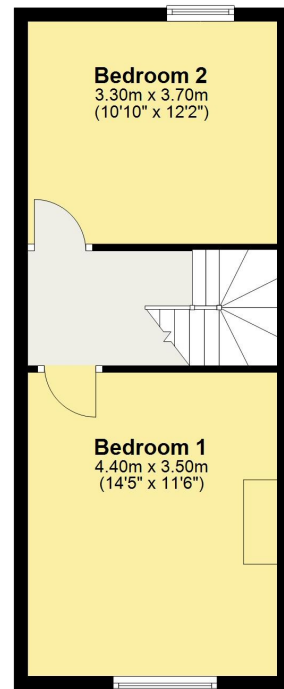
First Floor

Approx. 41.1 sq. metres (441.9 sq. feet)



Second Floor

Approx. 34.6 sq. metres (372.9 sq. feet)



Total area: approx. 132.5 sq. metres (1425.8 sq. feet)

This plan is for layout guidance only and is not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in preparation of this plan, please check all dimensions, shapes and compass bearings before making any decision reliant upon them.

REF:
Plan produced using PlanUp.

All permits to view and particulars are issued on the understanding that negotiations are conducted through the agency of Messrs. Hackney & Leigh Ltd. Properties for sale by private treaty are offered subject to contract. No responsibility can be accepted for any loss or expense incurred in viewing or in the event of a property being sold, let, or withdrawn. Please contact us to confirm availability prior to travel. These particulars have been prepared for the guidance of intending buyers. No guarantee of their accuracy is given, nor do they form part of a contract. *Broadband speeds estimated and checked by <https://checker.ofcom.org.uk/en-gb/broadband-coverage> on 26/03/2026.



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2



1



4



D



Ultrafast
Broadband



On Road
Parking

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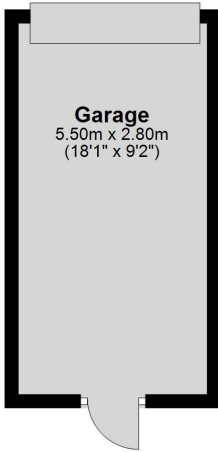
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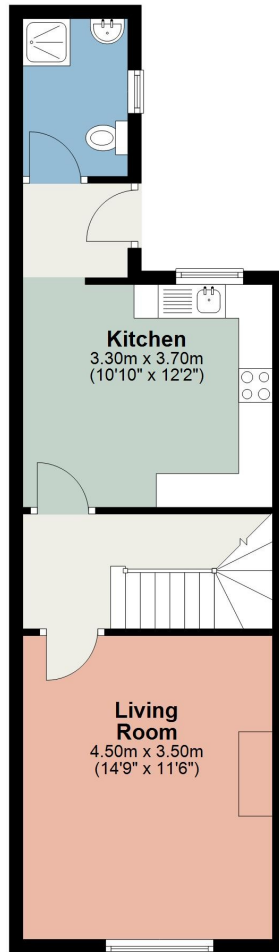
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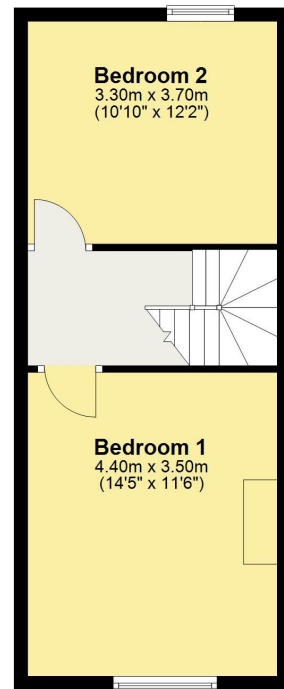
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