



4 Park Side

Ulverston, LA12 0HR

Offers In The Region Of £260,000



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A superb semi-detached family home nestled within a quiet yet highly sought-after estate on the outskirts of Ulverston, and with No Upper Chain. The property offers private front and rear gardens, a detached garage, and modern, move-in-ready interiors. With two bathrooms — one conveniently located on the ground floor and another on the first — this home is perfect for family living. A rare opportunity to purchase a well-presented home in a peaceful setting, yet only a short distance from the town centre, schools, and transport links.

Step into the entrance hall, a welcoming space that provides access to the lounge. The lounge is generously sized, with a large front-facing window that floods the room with natural light. From here, you can access the inner hallway, leading to the kitchen, bathroom and bedroom.

The kitchen has been fitted with a range of modern base and wall units, offering ample worktop space and room for appliances. There's also plenty of space for a dining table, making it ideal for family living. The ground floor bedroom is a well-proportioned double, perfect as a guest room or flexible workspace.

The ground floor bathroom is fitted with a three-piece suite, including a bath with over-bath shower attachment, WC and wash basin.

Ascend the staircase to the first floor, where you'll find two further bedrooms, both neutrally decorated and well-proportioned. The first-floor bathroom includes a bath with shower attachment, WC and wash hand basin. Two built-in storage cupboards on this level add practicality.

Externally, the property benefits from a private front garden, a generous rear garden ideal for outdoor entertaining, and a detached garage with driveway parking. A superb family home offering flexible living and plenty of potential.

Entrance Hall

3'8" x 6'8" (1.14 x 2.04)

Lounge

10'11" x 17'1" (3.33 x 5.22)

Kitchen Diner

10'11" x 13'2" (3.33 x 4.03)

Inner Hall

9'3" x 10'0" (2.83 x 3.07)

Ground Floor Bedroom

9'3" x 13'4" (2.83 x 4.07)

Ground Floor Bathroom

6'8" x 6'10" (2.04 x 2.10)

First Floor Bedroom

10'11" x 12'1" (3.33 x 3.70)

First Floor Bedroom

9'4" x 11'8" (2.86 x 3.58)

First Floor Bathroom

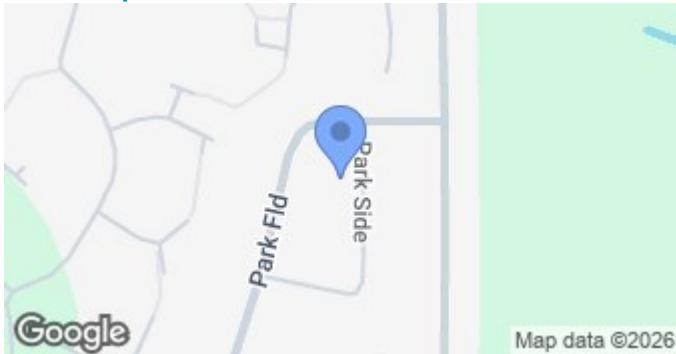
7'7" x 8'3" (2.33 x 2.54)



- Superb Family Home
- Detached Garage
- 2 Bathrooms, to the Ground & First Floors
- Short Distance to Amenities
- Smart Meter
- Gardens to the Front & Rear
- Driveway Parking
- Quiet Location
- No Upper Chain
- Council Tax Band - C



Road Map



Terrain Map



Floor Plan



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Estate agents are required by law to check a buyers /sellers identity to prevent Money Laundering and fraud. You do have to produce documents to prove your identity or address and information on your source of funds. Checking this information is a legal requirement to help safeguard your transaction, and failing to provide ID could cause delays. Corrie and Co, outsource these checks to speed up the process. The company does charge for such checks, please ask for more information and guidance on associated costs.

To ensure your move is stress free, we can help with Mortgage advice. We work alongside local Solicitors, offering competitive conveyancing services. Ask for further information.

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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