



32 CHELTENHAM STREET, BARROW-IN-FURNESS, LA14 5HP

£210,000

FEATURES

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| Superior Family Sized Mid Terrace | Hallway & Squared Bay Windowed Lounge |
| Forecourt To Front & Garden To Rear | Dining Room & Fantastic Kitchen/Breakfast Room |
| Double Garage | Cellar & Three Good Sized Bedrooms |
| Well Maintained & Updated | Four Piece Luxury Bathroom |
| Gas CH System & UPVC DG | Early Inspection Advised |



Double
Garage,
On Road
Parking



Excellent traditional forecourt-fronted terraced home, ideally situated within this popular and convenient residential location. Offering deceptively spacious accommodation, this attractive property has been thoughtfully updated and well maintained by the current owners, combining contemporary style and modern convenience with a number of attractive original features. Benefits include uPVC double glazing, gas-fired central heating system and useful cellar, together with a particularly impressive garage and enclosed rear garden incorporating a pleasant sun terrace. Comprising of entrance vestibule, hallway, lounge, dining room and spacious kitchen/breakfast room, with access to the cellar to the ground and lower floors with three excellent bedrooms and four piece bathroom to the first floor. Externally, the property benefits from a forecourt frontage, whilst to the rear is an enclosed garden with sun terrace, providing a pleasant outdoor space for sitting and entertaining and garage providing excellent additional storage and/or parking facilities. The location is particularly convenient, with a local shop and Co-op store close by, together with a bus services providing access to Barrow town centre and Furness General Hospital. A range of public houses and takeaways are also within walking distance, whilst Barrow Town Station and Barrow Park are conveniently accessible. This is a deceptively spacious and beautifully presented traditional home which successfully combines character, modern updates and excellent practical accommodation with early internal inspection strongly recommended to fully appreciate the size, quality and versatility of this lovely property.

Accessed through a PVC door with glazed inserts into:

ENTRANCE VESTIBULE

Door to:

HALLWAY

Access to lounge, dining room, kitchen and cellar.

LOUNGE

11' 2" x 10' 6" (3.4m x 3.2m) widest points

UPVC double glazed, squared bay window to front, pebble effect living flame gas fire with chrome trim, marble effect back and plinth and Adam's style surround and radiator.

DINING ROOM

14' 5" x 9' 5" (4.39m x 2.87m)

Wall mounted electric fire, uPVC double glazed window to rear and radiator.

KITCHEN

17' 4" x 8' 9" (5.28m x 2.67m)

Spacious room fitted with an excellent range of contemporary high-gloss cream wall, base and drawer units with attractive wood-effect work surface over incorporating stainless steel sink and drainer and matching upstands. Integrated electric oven with four ring gas hob and cooker hood over and microwave. UPVC double glazed windows to rear and side providing pleasant natural light, recessed spotlights to ceiling, under-unit lighting and wood-effect laminate floor.

CELLAR

15' 4" x 13' 4" (4.67m x 4.06m)

FIRST FLOOR LANDING

Doors to all upper rooms.

BEDROOM

10' 11" x 15' 3" (3.33m x 4.65m)

Double, full width room with fitted wardrobes, radiator and uPVC double glazed window to front.

BEDROOM

14' 1" x 9' 6" (4.29m x 2.9m)

Further double room with radiator and uPVC double glazed window to rear.

BEDROOM

10' 0" x 6' 4" (3.05m x 1.93m)

Single room with uPVC double glazed window to side, radiator and wall mounted combination boiler for the hot water and heating system.

BATHROOM

Modern four piece suite comprising of panelled bath with mixer shower, low level WC, glazed shower enclosure and vanity unit house sink with mixer tap and cupboards under. Fully tiled to walls and floor, wall-mounted mirrored cabinet and uPVC double glazed window.

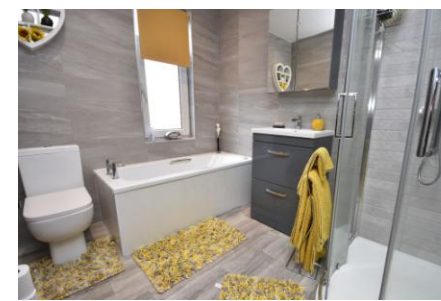
EXTERIOR

Attractive and exceptionally well-maintained outdoor space designed with both relaxation and entertaining in mind. Offering a paved sun terrace providing a seating and dining area, with the remainder of the garden predominantly laid to low-maintenance artificial lawn. The space is beautifully planted with an abundance of colourful flowering pots, hanging baskets, shrubs and climbing plants, adding a lovely splash of colour throughout. A paved pathway runs along the length of the exterior, leading to a further paved area and garage, while a greenhouse provides an ideal space for those with an interest in gardening, or additional seating space complete with the enclosed boundaries offering a good degree of privacy this is an excellent space.

GARAGE

18' 3" x 15' 3" (5.56m x 4.65m)

Electric roller door to Back Brighton Street, light and power.



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GENERAL INFORMATION

TENURE: Freehold

COUNCIL TAX: B

LOCAL AUTHORITY: Westmorland and Furness Council

SERVICES: Mains drainage, gas, electric, water are all connected

DIRECTIONS:

On entering Barrow along Abbey Road from Mill Brow roundabout pass through The Strawberry traffic lights and a pelican crossing and at the next set of traffic lights turn right into Cheltenham Street. After a short while the property can be found on the right-hand side. The property can be found by using the following "What Three Words" <https://w3w.co/healers.engage.debate>



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		71 C
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

