





Inside The Home

A well-presented three-bedroom semi-detached property offering spacious and versatile accommodation, ideally suited to modern family living. Entry is via a double-glazed front door into the welcoming entrance hallway, which benefits from a useful WC cleverly positioned within the understairs space. To the right is the comfortable lounge, featuring an electric fire and attractive bay window, creating a bright and inviting living area. To the rear is the kitchen/diner, providing an excellent space for cooking and family meals, with an open archway leading through to a useful sun room. The layout creates a sociable and versatile area, ideal for entertaining and everyday family life.

To the first floor are two well-proportioned double bedrooms and a further single bedroom. The master bedroom is positioned to the front of the property and benefits from fitted wardrobes. Completing the accommodation is the family bathroom, fitted with a three-piece suite.

Further practical benefits include a partially boarded loft with convenient drop-down ladders, providing useful additional storage.

Let's Take A Closer Look At The Area

The location is ideally situated for families, professionals, and retirees alike, thanks to its proximity to a variety of essential amenities and excellent schools. The area boasts several highly regarded primary and secondary schools, including Heysham High School and St Peter's Church of England Primary, making it a great location for those with children. For everyday needs, there are numerous local shops, supermarkets, and independent businesses nearby, with the bustling centre of Morecambe just a short drive away. Public transport links are excellent, offering easy access to Lancaster and beyond, with roads leading to the M6 motorway making commuting further afield a breeze.

You are perfectly placed for enjoying the natural beauty of the Lancashire coast. The stunning Heysham Headland, with its dramatic cliffs and historic ruins, offers breathtaking views over Morecambe Bay and is just a short walk away. The nearby promenade and sandy beaches provide plenty of

opportunities for outdoor activities, from dog walking to cycling and birdwatching. The iconic promenade is at the end of the road, with a plethora of shops, eateries and attractions meaning you'll never be stuck for things to do or places to see.

Let's Step Outside

To the front, the property benefits from a gravelled area providing off-road parking, enclosed by a brick boundary wall. To the rear, a gated entrance leads to a low-maintenance paved yard, providing a practical outdoor space.

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: LAN12934

Council Tax Band

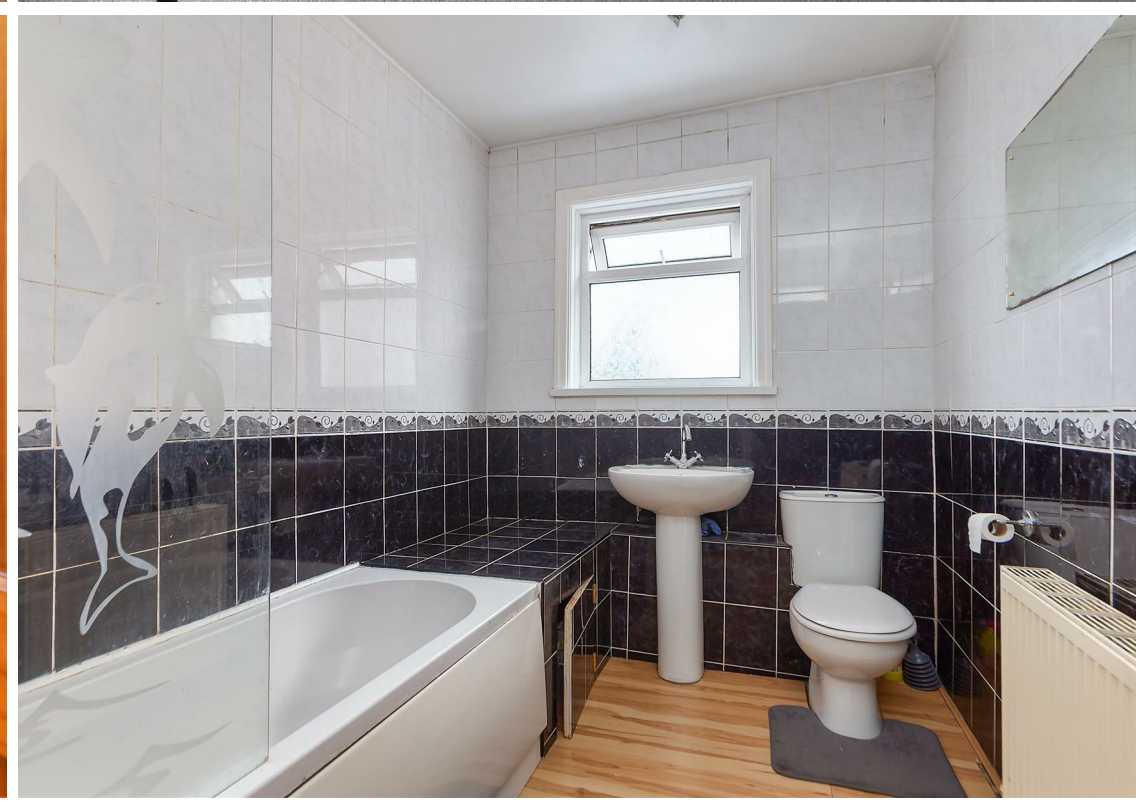
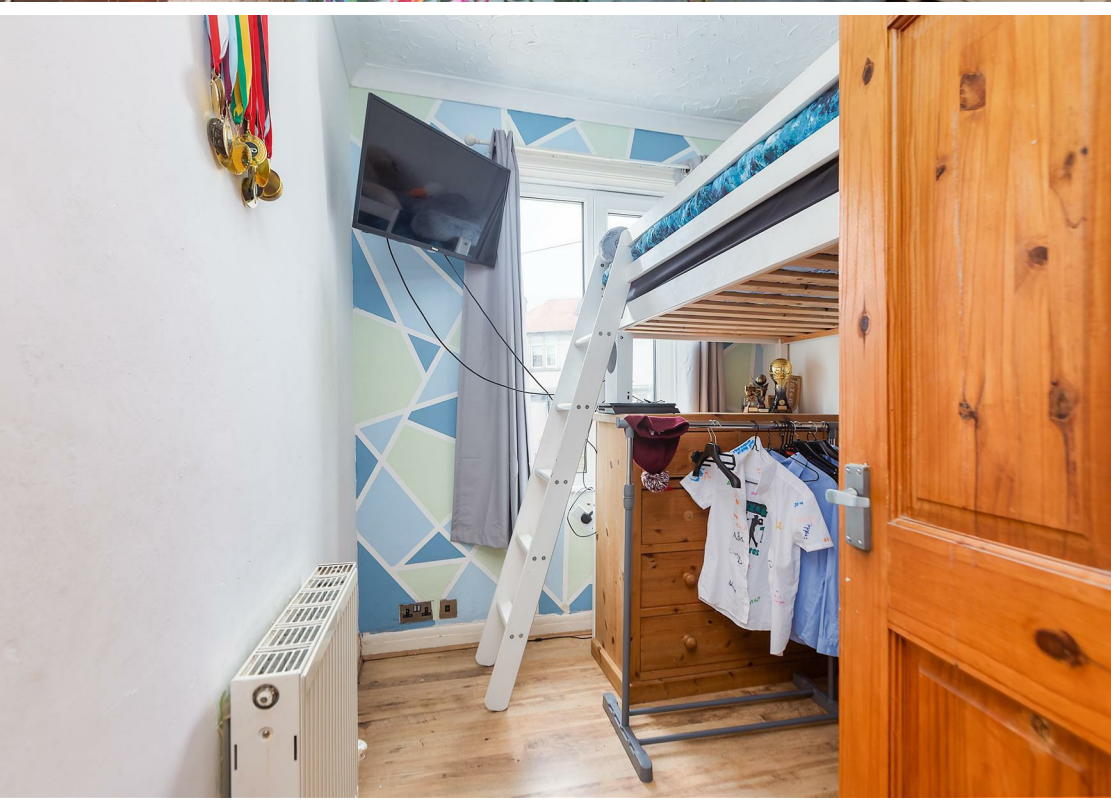
This home is Band B under Lancaster City Council.

Viewings

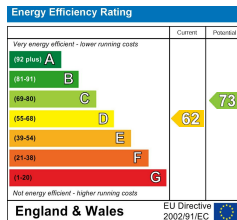
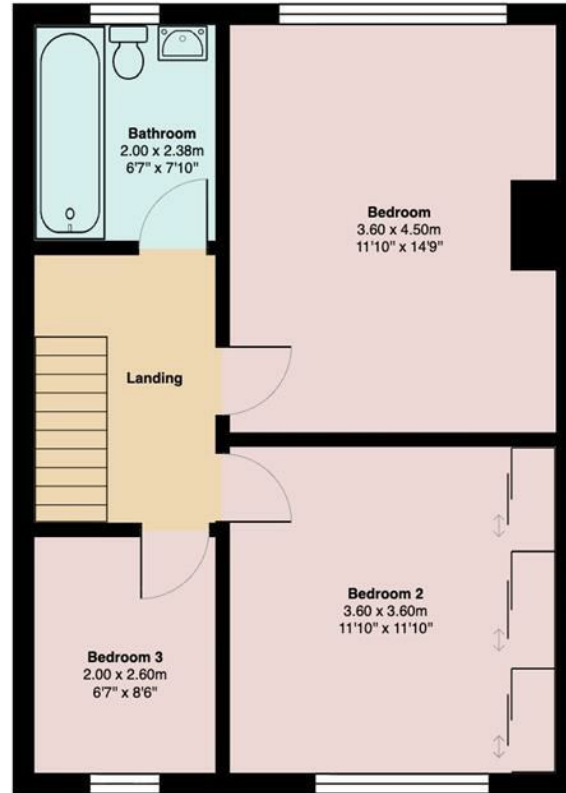
Strictly by appointment via Houseclub Estate Agency.

Energy Performance Certificate

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