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ESTATE AGENCY

19B Corless Cottages Dolphinholme, Lancaster, LA2 9AJ

Offers over £200,000

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Inside The Home

Brimming with original character and thoughtfully updated throughout, this charming three-bedroom mid-terrace home offers the perfect blend of period features and modern comfort. Step through the double-glazed uPVC front door into the welcoming entrance hallway. To your right, the fitted kitchen provides everything you need, with ample space for white goods and pleasant views across the front courtyard and gardens. To the rear of the property, the beautifully renovated lounge is a real highlight. Featuring stunning original sash windows overlooking the gardens beyond, this inviting space has been finished to a high standard with fresh plasterwork, tasteful décor, new carpets and a recently installed an electric stove creating the perfect setting to relax and unwind.

The first floor hosts the stylish family bathroom, fitted with a contemporary three-piece suite complete with an overhead shower. You'll also find the generous master bedroom, which has been replastered, redecorated and recarpeted to create a bright and welcoming retreat. The second floor offers two further bedrooms, comprising another comfortable double and a well-proportioned single, making this an ideal home for growing families, those working from home, or guests. The property also benefits from a spacious insulated loft, offering excellent storage potential, and a boiler that is serviced annually,

Situated in a peaceful rural setting while remaining within easy reach of Lancaster and excellent transport links beyond, this delightful home is perfectly suited to first-time buyers, downsizers or anyone seeking village charm without compromising on convenience.

Let's Take A Closer Look At The Area

Dolphinholme sits on the edge of the Forest of Bowland, an area of outstanding natural beauty, with opportunities for outdoor activities such as walking, cycling and a tennis court on your doorstep, and the nearby coastline is a short drive away. The village has a thriving community feel, with two churches, a local pub and the village hall offering space to socialise and connect with friends and neighbours. The local primary school is rated Good by Ofsted, with transport links to Lancaster Grammar Schools, Lancaster University, UCL and the University of Cumbria, making it an ideal hub for families of all ages. For those who travel for work, Lancaster city centre, surrounding villages and the M6 motorway are all within easy reach.

Let's Step Outside

To the front of the property, a charming enclosed courtyard, bordered by fencing, provides a delightful spot to sit back and enjoy your morning coffee or unwind in the sunshine. The property also benefits from a separate garden area to the front, currently arranged as a productive vegetable patch. Offering plenty of potential, this versatile space could be transformed into a beautiful cottage garden, a tranquil seating area, or your own private outdoor haven the perfect place to create a little slice of paradise.

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: LA924876

Council Tax Band

This home is Band C 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

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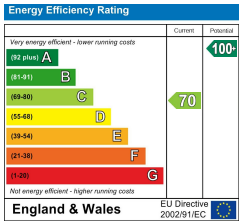

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