





Inside The Home

This semi-detached three-bedroom property is in need of renovation but offers an abundance of potential for the right buyer to truly make it their own. The home immediately impresses with its charming curb appeal a gorgeous, cottage-style property set back from the road behind a delightful front garden filled with mature trees, established plants and shrubbery, creating a warm and inviting first impression. Entry is via a double glazed UPVC front door into a quaint porch, which in turn leads through the internal front door into the main accommodation. To the ground floor you will find a spacious lounge, separate dining room and kitchen, offering a traditional layout with clearly defined living spaces. The kitchen provides access to a covered walkway a practical and secure area previously used by the vendor for bin and bike storage, enclosed by a lockable door for added security. Beyond this lies a substantial annexe room, home to the vendor's railway set. This versatile space presents fantastic potential and could be transformed into a home gym, office, games room, workshop or hobby room, depending on the buyer's needs.

To the first floor are two well-proportioned double bedrooms and a single bedroom. The family bathroom comprises a three-piece suite, complemented by a separate WC.

The property has benefited from replacement windows approximately 10 years ago and new guttering; however, it now requires full modernisation throughout. For a first-time buyer with vision or an investor seeking a rewarding project, this property truly oozes potential and offers the opportunity to create a wonderful long-term home.

Let's Take A Closer Look At The Area

Located in South Lancaster, the property boasts stunning views across Lancaster to Morecambe Bay and beyond to the Lakeland Fells from the conservatory and garden. It has good transport links to the university, city centre, motorway and surrounding villages and is within the catchment area for excellent local primary and secondary schools. Close to supermarkets, pubs and shops, this is a great house for those who want the benefits of suburban living with the convenience of being near a city.

Let's Step Outside

To the front is a gorgeous, cottage-style garden filled with mature trees, established plants and attractive shrubbery, creating a charming and welcoming approach. A driveway provides off-road parking for one vehicle, adding valuable convenience. To the side of the property sits the annexe space, offering excellent versatility and potential for a range of uses, whether as a home office, gym, hobby room or workshop. The rear garden is a generous and private outdoor space, laid mainly to lawn with a paved area ideal for seating or entertaining. The garden is well enclosed by fencing and mature bushes, providing both security and a good degree of privacy.

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:LAN278332

Council Tax Band

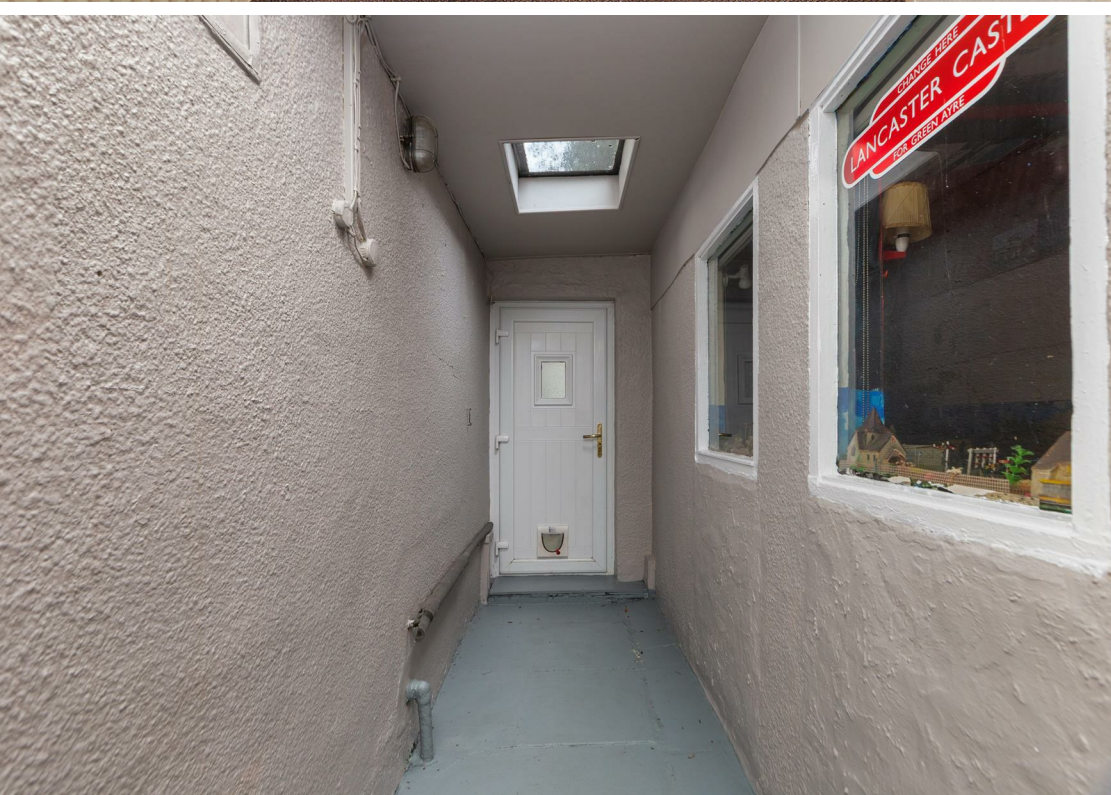
This home is Band B under Lancaster City Council.

Viewings

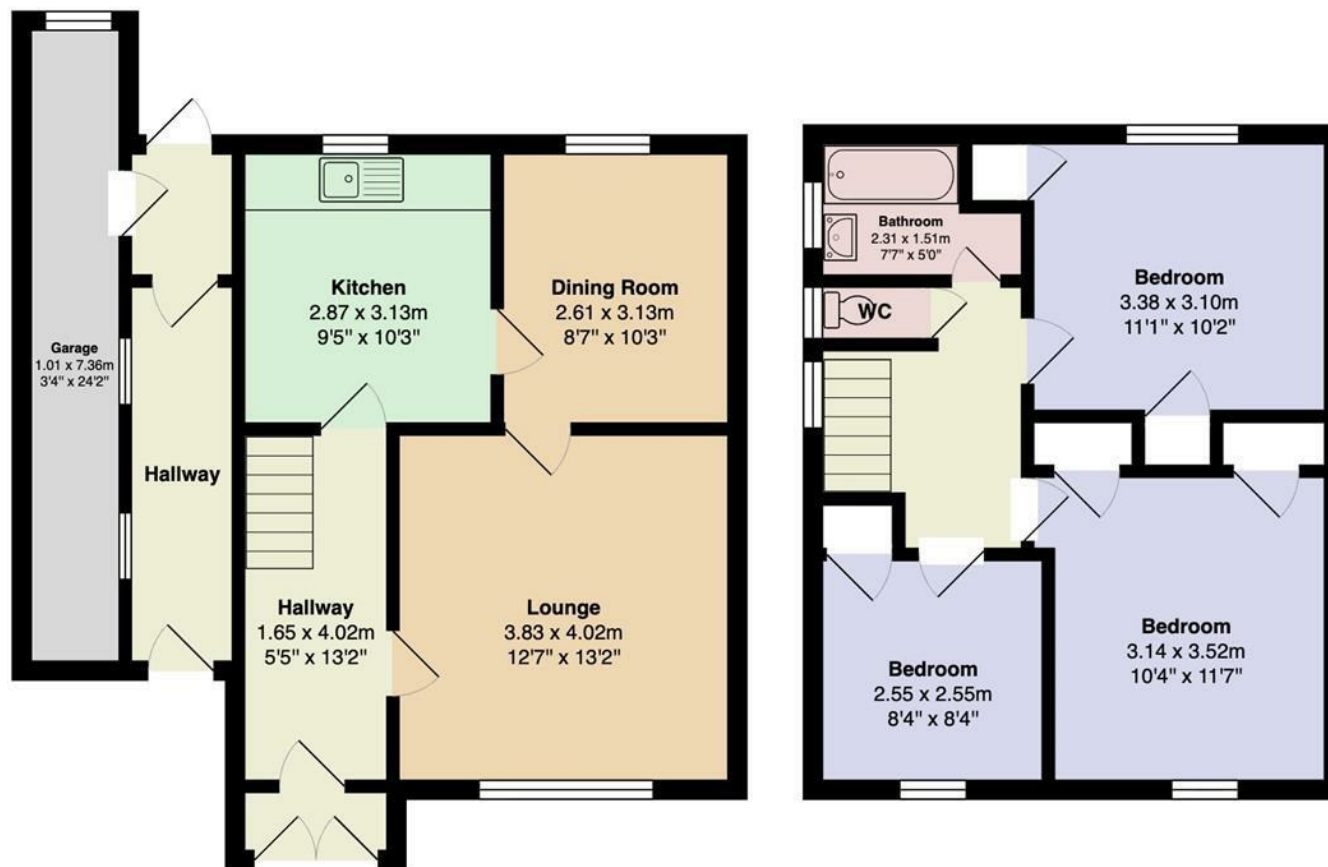
Strictly by appointment via Houseclub Estate Agency.

Energy Performance Certificate

View online or for more information contact our office for details.

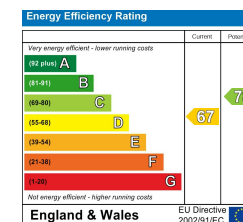






Total Area: 102.1 m² ... 1099 ft²

All measurements are approximate and for display purposes only



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