HOUSECLUB
ESTATE AGENCY

20 Severn Court, Morecambe, LA3 3ST

Offers over £170,000

HAPPINESS

Inside The Home

Entry is via a double-glazed uPVC front door, the property opens directly into a welcoming lounge, featuring a box bay window and an attractive electric fire, creating a comfortable and inviting living space. An open archway leads through to the well-appointed kitchen, which is fitted with a range of modern units, integrated appliances, and space for a washing machine. A useful understairs pantry provides excellent additional storage.

To the first floor, the landing gives access to two bedrooms, comprising a generous double bedroom with fitted wardrobes and a well-proportioned single bedroom. Completing the accommodation is a contemporary shower room, finished with modern fixtures and fittings.

The current owners have enhanced the property with tasteful décor throughout, replacement carpets, and updated internal doors, allowing prospective purchasers to move straight in with minimal work required.

This well-presented home is ideally suited to first-time buyers or professionals seeking excellent commuter links, with convenient access to the M6, the Bay Gateway, and the centres of Morecambe and Lancaster.

Let's Take A Closer Look At The Area

This great home is on the desirable Grosvenor Park estate in Morecambe and within relatively easy reach of Lancaster. A great area for the growing family, you are within walking distance of the excellent local primary school with a playground and green space around the corner. Great transport links provide access to Morecambe, Lancaster and the motorway, making it great for the commuting professional.

Let's Step Outside

The property benefits from a quaint laid to lawn area to the front of the property, there is potential to seek permission to drop the curb to create off road parking. To the rear there is a secure garden to enjoy the sunshine, a morning coffee or a space for the children to play. A paved area directly from the double doors from the kitchen, with artificial grass and a wooden shed for storage. There is also one allocated parking space in the car park.

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: LA757184

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.

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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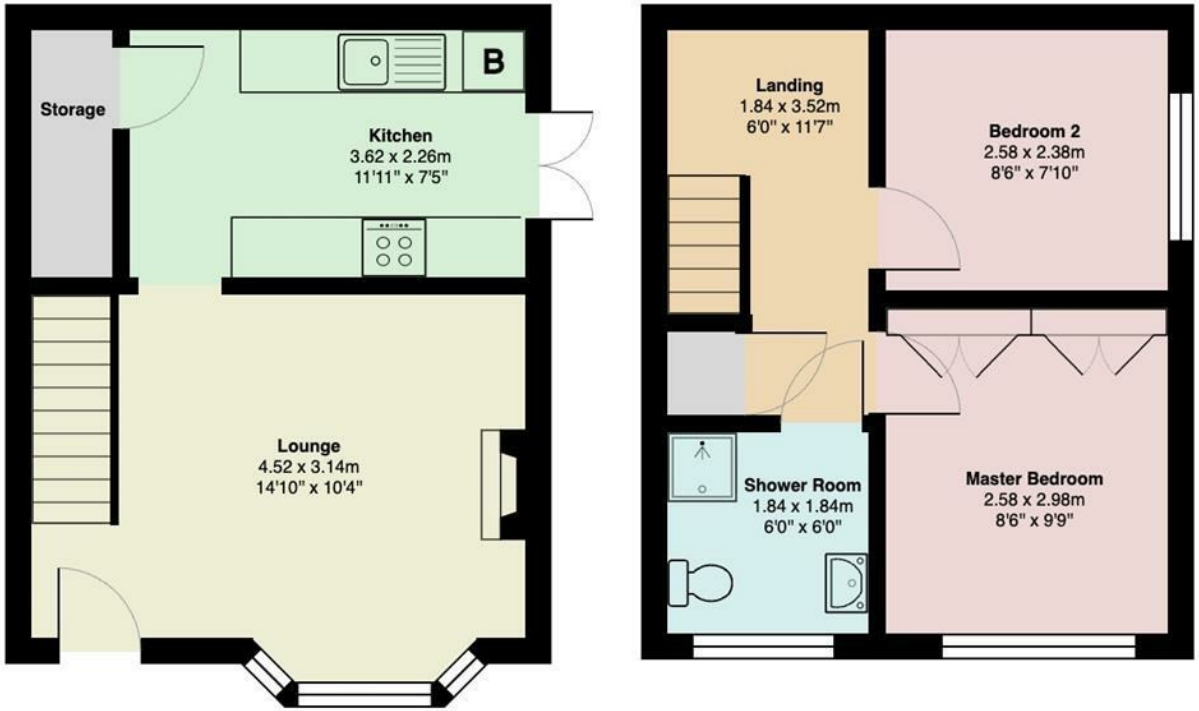

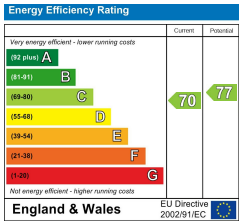

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