

EXTERIOR

To the front of the property there is an open plan grassed area with a flagged path leading to the front door and a flag communal pathway enjoyed by the neighbouring properties.

To the rear is an excellent enclosed sunny garden terrace which is flagged offering outside seating and eating space was raised borders to the side. To the end is a useful storage shed and gated access to the parking area.

DIRECTIONS: Proceeding into Dalton-in-Furness down Crooklands Brow continue and turn Left onto Station Road, continue up the hill and bear right over the bridge and turn left into Hollygate Road continue and take the turning on the right towards the top of the rise into Loweswater Terrace.

TENURE: Freehold

COUNCIL TAX: Band B

LOCAL AUTHORITY: Barrow Borough Council

SERVICES:

Mains drainage, gas and electricity are all connected.

Viewing strictly through J H Homes.

FLOOR PLAN
PENDING

FLOOR
PLAN
PENDING

EPC
PENDING

Estate Agency Act 1979

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**THREE BEDROOM MID MEWS PROPERTY
WITH MODERN FITMENTS & OUTSIDE SPACE
OIRO £179,500**



10 Loweswater Terrace, Dalton-in-Furness, LA15 8XN

This is an excellent modern mid terraced house situated in this popular and pleasing location within Dalton-in-Furness. Positioned to offer an elevated open aspect to the front over a field and beyond the rooftops of Dalton and countryside over the beyond that. The property is particularly well presented by the current owners and offers deceptive accommodation that will be appreciated upon inspection. With accommodation comprising living room, modern fitted dining kitchen, Three good bedrooms, two with fitted wardrobes. Spacious family bathroom. With garden areas to the front and a sunny terrace area to the rear and beyond this a useful garden store and off-road parking. The convenient location offers excellent access to the town and amenities and viewing is both invited and recommended to appreciate this most comfortable home and its deceptive proportions.

For more information call **01229 314049 or 445004**

2 New Market Street
Ulverston
Cumbria
LA12 7LN

EPC Rating: TBC



The property is mainly accessed from the rear where the parking is.

The Front door is approached from a communal front path with a private path leading to the front door.

LIVING ROOM

18' 8" x 15' 4" (5.69m x 4.67m)

Accessed from the front via a uPVC double glazed feature door with patterned glass upper panes which opens directly to the living Room.



Magnificent Room of excellent proportion with the staircase to the side of the room leading to the 1st floor with feature spindles, handrail and newel post. To the under stairs area are slide out storage units as well as a set of double doors to a further storage area. To the front of the room is a Box Bay window with a uPVC double glazed window that offers a pleasant outlook over the field opposite and towards Dalton in the distance. The room has Karndean flooring in a light woodgrain effect with edge border. A central feature to the room is the fireplace of a conglomerate style finish with matching hearth and inset with living coal flame gas fire. There is a light and attractive decor to the room with a feature papered wall, to the ceiling are light points and coving. Radiators to the front and rear of the room and a feature half glazed wooden door offering access to the dining kitchen.



DINING KITCHEN

15' 4" x 9' 5" (4.67m x 2.87m)

Attractively fitted with a comprehensive range of base, wall and drawer units with a light green shaded woodgrain effect decor panel with modern metallic handles and matching cornice. The units are complemented with woodblock work surfacing and tiling to the splash backs. There is an inset single stainless-steel bowl and a ½ sink unit with mixer tap. Appliances include a 5-burner gas hob with curved glass cooker hood above with fan and light, electric double oven and grill and further appliances include a built-in dishwasher and washing machine with space for free standing fridge freezer. Ample space for dining table, two ceiling light points, tiled flooring and central heating radiator. UPVC double glazed French doors offering access to the rear patio garden with parking beyond and a matching uPVC double glazed window with fitted wooden blind.



FIRST FLOOR LANDING

From the living Room the staircase leads to the first floor with the landing area having a continuation of the painted spindles and handrail. With coving to the ceiling, a fitted smoke alarm and loft access. The landing has attractive decor and a cupboard over the stairs offering storage space.

BEDROOM ONE

12' 9" to wardrobes x 7' 10" (3.89m x 2.39m)

This double room has a ranger of fitted wardrobes with woodgrain effect decor panel to one wall offering excellent storage. TV bracket to the wall, ceiling light point, radiator power sockets and coving to ceiling. UPVC double glazed window to the front elevation that offers an open aspect over the adjacent field and beyond over the roof tops of Dalton and countryside beyond.



BEDROOM TWO

11' 2" x 7' 2" (3.4m x 2.18m)

This is a further good double bedroom that again has fitted bedroom furniture to one wall with a modern light woodgrain effect finish comprising of cupboards with hanging space and drawers. Central heating radiator, coving to ceiling and a light grey decor with TV bracket to the wall. UPVC double-glazed window to the rear elevation.



BEDROOM THREE

8' 8" x 7' 1" (2.64m x 2.16m)

This is a good single bedroom which has power sockets and TV bracket to the wall, with coving and ceiling light point. UPVC double glazed window to the rear offering fabulous aspect again over the field and Dalton beyond.

BATHROOM

7' 11" x 7' 1" (2.41m x 2.16m)

An excellent bathroom, three-piece suite in white comprising of bath with curved shower screen, wall mounted mixer tap and a thermostatic shower over. Wash basin inset to vanity unit with storage cupboards and drawers with cream doors and a wood grain effect surface, adjacent to which is the WC with concealed cistern. Tiling to two walls and radiator. UPVC double glazed pattern glass window to the rear.

