

Carnforth

£145,000

9 Haws Hill, Carnforth, Lancashire, LA5 9DD

Traditional mid-terrace home situated in the popular location of Carnforth.

This turn-key ready home boasts two reception rooms, two double bedrooms, kitchen, cellar, and rear patio with outbuilding for storage and is perfectly suited for those looking to purchase their first home or would make an ideal investment opportunity.

Quick Overview

Traditional Mid-Terrace House

Two Bedrooms

Two Reception Rooms

Rear Yard With Outbuilding

Ideal Investment Opportunity

Perfect First Time Buy

Close To Local Amenities

Sought After Location

Primary & Secondary Schools Nearby

Superfast 80Mb Broadband*



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E



Superfast
Broadband



On Street
Parking

Property Reference: C2331



Living Room



Dining Room



Kitchen



Kitchen

Location Carnforth is a traditional market town and situated near the border between Lancashire and Cumbria and within easy reach of the beautiful Lake District National Park. Carnforth itself offers a range of amenities to its residents, with doctors surgeries, pharmacies, schools, supermarkets, and local shops it also has the bonus of having fantastic transport links via bus, rail and motorway. This home really boasts a perfect central location.

Property Overview Are you ready to step into the world of homeownership or expand your investment portfolio? Look no further, a fantastic two-bedroom mid terrace property that caters perfectly to both first-time buyers and seasoned investors.

Nestled in the sought-after market town of Carnforth, this property has the benefit of being a blank canvas to a range of buyers in a convenient location, step in to the hall and you will find this property is bright, airy and welcoming, to the front there is a cosy living room with feature fire and large bay window that fills the room with natural light.

To the rear there is a spacious dining room with exposed inglenook fire place and patio doors out to the garden, the dining room flows through into to the kitchen making it a great space to spend time with friends and family. The kitchen itself is a wonderfully bright space with dual aspect windows overlooking the patio, it has a range of wall and base units, complementing worktops and tiling, appliances include an electric oven and four burner gas on glass hob with further space for under counter appliances. Access from the kitchen steps down into a spacious cellar for storage.

Upstairs you have a good sized bathroom with a white three piece suite and handy storage cupboard. Bedroom one is a generous double to the front of the property and bedroom two is to the rear and is a small double or spacious single, all neutrally decorated and waiting for the next homeowner to put their own creative stamp on them.

Don't miss this opportunity to secure a charming two-bedroom mid terrace property that seamlessly caters to both your lifestyle and investment aspirations. Contact us today to schedule a viewing and take the first step towards making this exceptional property your very own.

Outside From the patio doors step down outside to discover a walled patio area which is low maintenance and a perfect space for potted plants and outdoor furniture, perfect for relaxing in the sunshine or entertaining guests it is a blank canvas to create your personal oasis right at your doorstep. There is also a handy outbuilding for storage and access from the gate to the rear of Haws Hill and New Street.

Directions From the Hackney and Leigh Carnforth Office proceed up market street to the traffic lights at the crossroads and turn right onto the A6 heading towards Tesco. Take the right turning onto Haws Hill and the property is located towards the bottom of the hill on the right.

What3words ///tasteful.splice.dozed

Parking On Street Parking

Accommodation with approximate dimensions

Living Room 13' 5" x 10' 8" (4.09m x 3.25m)

Dining Room 12' 10" x 10' 5" (3.91m x 3.18m)

Kitchen 9' 11" x 7' 1" (3.02m x 2.16m)

Cellar 13' 6" x 12' 10" (4.11m x 3.91m)

Bedroom One 14' 4" x 12' 9" (4.37m x 3.89m)

Bedroom Two 13' 7" x 7' 8" (4.14m x 2.34m)

Property Information

Services Mains gas, water and electricity.

Council Tax Lancaster City Council Band A

Tenure Freehold. Vacant possession upon completion.

Viewings Strictly by appointment with Hackney & Leigh Carnforth Office

Energy Performance Certificate The full Energy Performance Certificate is available on our website and also at any of our offices.



Bedroom One



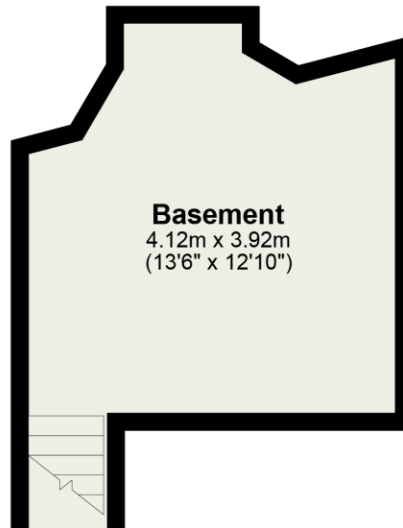
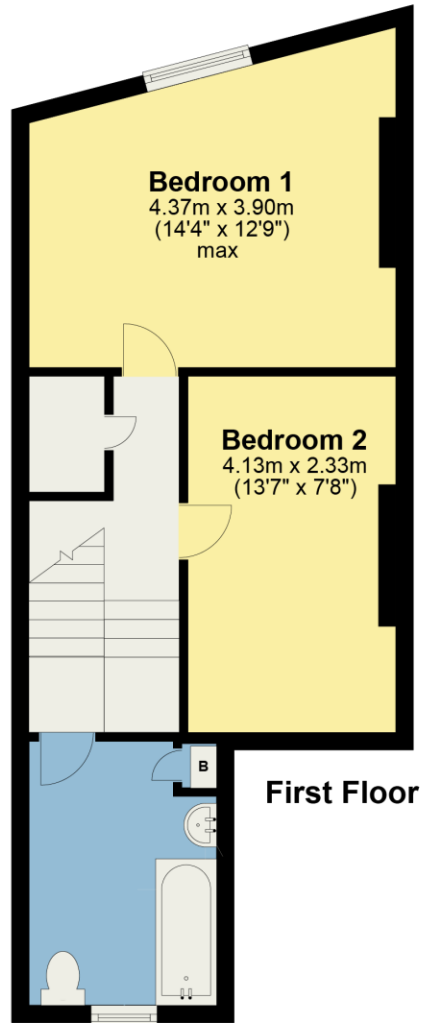
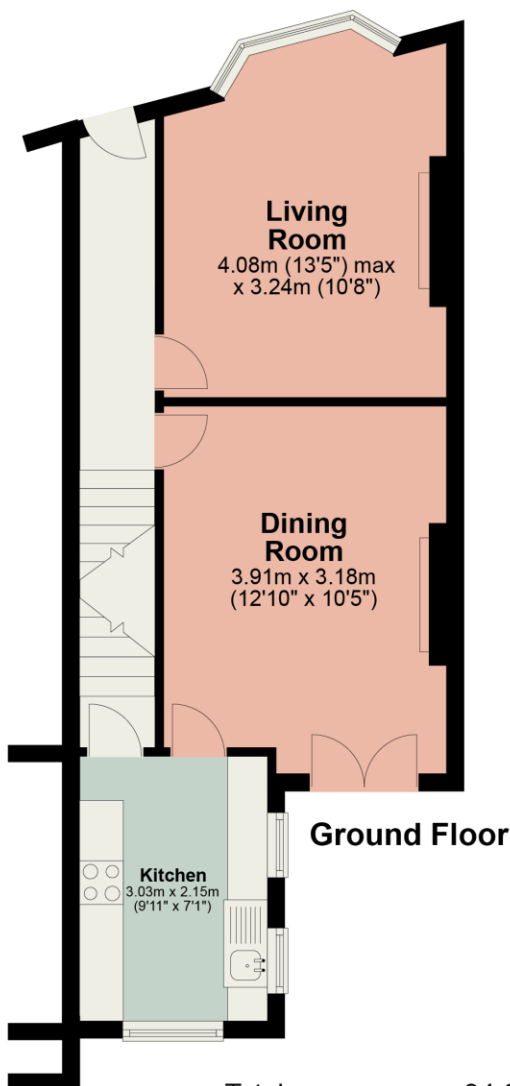
Bedroom Two



Bathroom



Rear Aspect



Total area: approx. 94.6 sq. metres (1018.6 sq. feet)

For illustrative purposes only. Not to scale. REF: C2331

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