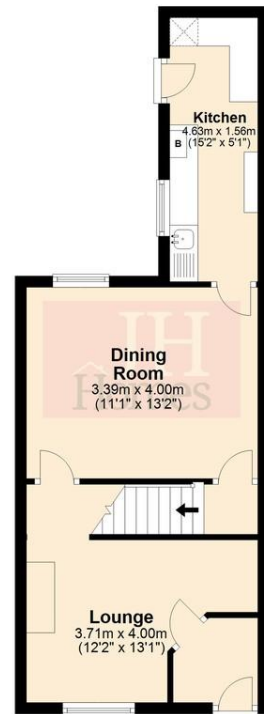
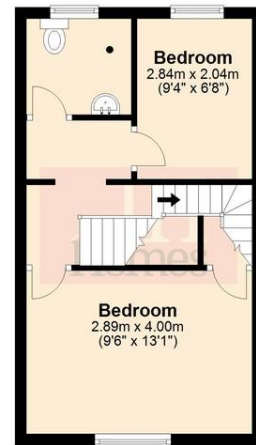


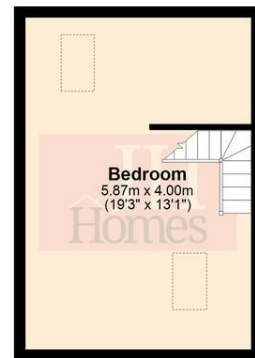
Ground Floor
Approx. 37.6 sq. metres (404.6 sq. feet)



First Floor
Approx. 29.4 sq. metres (316.4 sq. feet)



Second Floor
Approx. 23.5 sq. metres (252.7 sq. feet)



Total area: approx. 90.5 sq. metres (973.7 sq. feet)

DIRECTIONS

From Abbey Road heading into Barrow towards Ramsden Square, turn right into Bath Street. Continue over the crossroads with Anson Street and take your second right into Howe Street and the property can be found on the right hand side.

The property can be found by using the following "What Three Words" <https://w3w.co/influencing.actual.admiral>

GENERAL INFORMATION

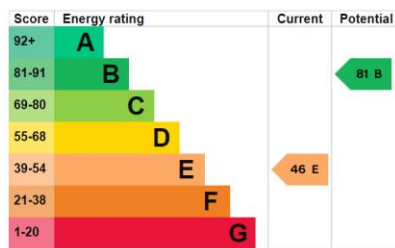
TENURE: Freehold

COUNCIL TAX: A

LOCAL AUTHORITY: Westmorland & Furness Council

SERVICES: Mains drainage, gas, electric, water are all connected.

PLEASE NOTE: Hot water is provided by the Gas Multiway point.

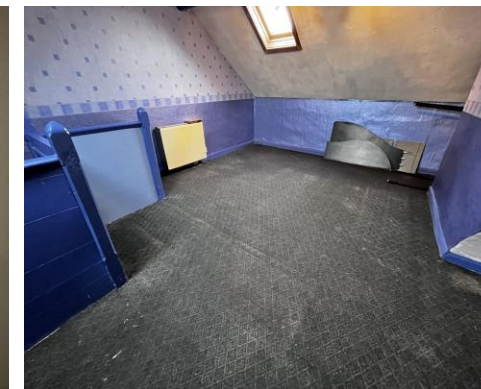
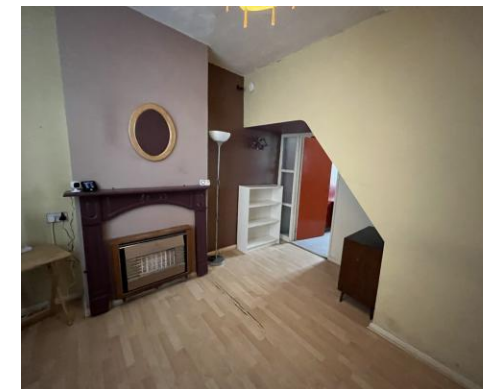


Estate Agency Act 1979

These particulars, whilst believed to be accurate, are set out for guidance only and do not constitute any part of an offer or contract - intending purchasers or tenants should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of JH Homes has the authority to make any representation or warranty in relation to the property. All electrical appliances mentioned, power points or heating systems have not been tested by this office and therefore cannot be guaranteed to be in working order. All measurements are approximate in these details.



£70,000



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**28 Howe Street, Barrow-in-Furness,
Cumbria, LA14 5TL**

For more information call **01229 445004**

2 New Market Street
Ulverston
Cumbria
LA12 7LN

www.jhhomes.net or contact@jhhomes.net

Traditional, three storey, mid terraced house in the popular location of Hindpool offering convenient access to local amenities, shops, bus routes and train station, as well as Barrow Town Centre. Comprising of two reception rooms, kitchen, two double Bedrooms and wet room with a further bedroom to the second floor. To the rear is a yard with access to the rear street and the property comes complete with uPVC double glazing. A comfortable home with early viewing invited that would be desirable for a range of buyers including the first-time purchase or rental investor.



Accessed through a PVC door with glazed inserts into:

ENTRANCE VESTIBULE

Door to:

LOUNGE

13' 1" x 12' 2" (4.0m x 3.71m)

UPVC double glazed window to front, gas fire with feature surround, wood laminate flooring and ceiling light point. Door to:

DINING ROOM

13' 1" x 11' 1" (4m x 3.39m)

UPVC double glazed window to rear, wall mounted gas fire, ceiling light point and door to stairs to first floor.

Door to:

KITCHEN

15' 2" x 5' 1" (4.63m x 1.56m)

Fitted with a range of base, wall and drawer unit with worktop over incorporating one and a half bowl sink and drainer with mixer tap. Wall mounted gas multipoint, breakfast bar area and splash back to sink. Space and point for gas cooker, plumbing and space for washing machine and space for undercounter fridge/freezer. Ceiling light point, uPVC double glazed window to side and PVC door with glazed inserts to yard.

FIRST FLOOR LANDING

Access to two bedrooms and wet room. Stairs to second floor, wall mounted electric storage heater and ceiling light point.

BEDROOM

13' 1" x 9' 5" (4m x 2.89m)

Double room with exposed floorboards, ceiling light point and uPVC double glazed window to front.



BEDROOM

9' 3" x 6' 8" (2.84m x 2.04m)

Ceiling light point and uPVC double glazed window to rear.

WET ROOM

Modern three piece suite in white comprising of WC, wash hand basin and electric mixer shower with floor drain. Tiled to wet area's, ceiling light point and opaque uPVC double glazed window to rear.

SECOND FLOOR LANDING

Stairs open directly into:

BEDROOM

19' 3" x 13' 1" (5.87m x 4m)

Two roof windows to front and rear, wall mounted electric storage heater, ceiling light point and beams to ceiling.

EXTERIOR

Yard to rear with access to service lane.

