



Total area: approx. 163.2 sq. metres (1757.1 sq. feet)

DIRECTIONS

Leaving Ulverston along the A590 heading towards Dalton. At the first roundabout at the top of Melton Hill take second right and continue following the road until the next roundabout, take the third exit heading towards Askam. Follow the road along turning left after the brickworks into Lots Road. Continue along the road and around the sharp right-hand bend. Turn immediately left onto New Road then second right onto Parklands Drive, follow the road along taking the second turning on the right onto Wakefield Street and then left into Turnstone Crescent. Follow the road and turn right into Teal Close where you will find the property on your left.

The property can be found by using the following "What Three Words" <https://w3w.co/perfume.starring.manly>

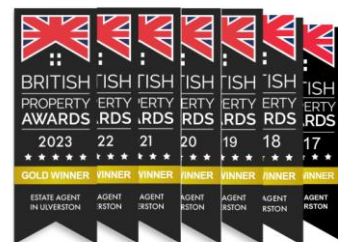
GENERAL INFORMATION

TENURE: Freehold

COUNCIL TAX: E

LOCAL AUTHORITY: Westmorland & Furness Council

SERVICES: Mains drainage, water, electric and gas



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.



£400,000



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DOUBLE GARAGE & PARKING

3 Teal Close,
Askam-in-Furness, LA16 7JF

For more information call **01229 445004**

2 New Market Street
Ulverston
Cumbria
LA12 7LN
www.jhhomes.net or contact@jhhomes.net

Family sized detached bungalow in a cul de sac location with surrounding gardens, detached double garage, two driveways and three double bedrooms built by Neil Price Limited on the hugely popular Parklands Estate Circa 2005. Occupying a corner position this modern, well presented home benefits from spacious accommodation comprising of entrance vestibule, hallway, lounge, dining room with French doors to the rear garden, modern kitchen, utility room, Cloaks/WC, three bedrooms, master with ensuite and four-piece family bathroom. Externally are lawned gardens to the front extending to the side and rear and patio area as well as benefitting from uPVC double glazing, gas central heating system and two extensive block paved driveways. Situated in a popular residential estate in Askam in Furness with the beach, schools, train station and shops close by. The location offers convenient access to village amenities and the towns of Barrow-in-Furness, Dalton and Ulverston.



Entered through a PVC door into:

ENTRANCE VESTIBULE

Door to:

HALL

Storage cupboard and access to three bedrooms, lounge, dining room, kitchen and bathroom.

LOUNGE

17' 7" x 17' 5" (5.36m x 5.31m)

Two uPVC double glazed windows, fireplace, ceiling light point and two radiators.

DINING ROOM

12' 4" x 10' 2" (3.76m x 3.1m)

UPVC French style double glazed double doors to rear, ceiling light point and radiator. Open to:

KITCHEN

14' 8" x 13' 0" (4.47m x 3.96m)

Fitted with a good range of base, wall and drawer units with contrasting worktop over incorporating sink and drainer with swan necked mixer tap and splashback tiling. Integrated dishwasher, electric oven and electric hob with cooker hood over. Radiator, tiled floor, door to and arch open to:

UTILITY ROOM

10' 5" x 5' 8" (3.18m x 1.73m)

Matching base units from kitchen with integrated fridge/freezer, space and plumbing for washing machine and space for dryer. Wall mounted combination boiler for the hot water and heating system, radiator and ceiling light point. External door and further door to:

CLOAKROOM/WC

Modern two piece suite comprising of low level, dual flush WC and pedestal wash hand basin. Radiator, tiled to mid way, ceiling light point and uPVC double glazed window to side.

MASTER BEDROOM

12' 4" x 11' 3" (3.76m x 3.43m)

Double room with two double wardrobes, radiator, ceiling light point and uPVC double glazed windows to side. Door to:

ENSUITE

10' 2" x 4' 9" (3.1m x 1.45m)

Three piece suite comprising low level, dual flush WC, pedestal wash hand basin and shower cubicle. Fully tiled to walls and floor, spot lights and radiator. Opaque uPVC double glazed window.



BEDROOM

13' 3" x 9' 4" (4.04m x 2.84m)

UPVC double glazed window to front, ceiling light point and radiator.

BEDROOM

10' 8" x 9' 0" (3.25m x 2.74m)

UPVC double glazed window to front, ceiling light point and radiator.

BATHROOM

12' 2" x 7' 9" (3.71m x 2.36m)

Modern four piece suite in white comprising of low level, dual flush WC, pedestal wash hand basin, panelled bath and shower cubicle. Tiled walls and floor, spot lights to ceiling, extractor, ladder style radiator and uPVC double glazed window to side.

EXTERIOR

Set on a good sized plot with ample parking and lawned walled gardens.

DOUBLE GARAGE

17' 10" x 17' 10" (5.44m x 5.44m)

Two up and over doors, pedestrian door, light and power.

