





Superior family sized modern mid mews home with forecourt, off-road parking and rear garden situated in this popular accessible location in Barrow Town Centre, within walking distance to amenities including local shops, public houses, restaurants, regular bus routes, Barrow train station and the largest employer in the area BAE Systems. Early viewing is highly recommended to appreciate the quality of fixtures and fitting, plus the size of the accommodation which comprises of entrance vestibule, open plan lounge with French doors to the front forecourt and stunning breakfast kitchen to ground floor with three double bedrooms and a luxury bathroom to the first floor. Complete with gas central heating system and modern uPVC double glazing with fixed shutters/blinds, this property is suited to a range of buyers including the family home purchaser and rental investor.



Accessed through a PVC door with glazed inserts into:

**ENTRANCE VESTIBULE**

Door to:

**LOUNGE**

18' 2" x 15' 4" (5.54m x 4.67m)  
PVC French style double doors with access to the front forecourt, modern electric fire, radiator and stairs to first floor with understairs storage. Double doors to:

**KITCHEN**

15' 3" x 9' 9" (4.67m x 2.98m)  
Fitted with a good range of base, wall and drawer units with wooden worktop over incorporating stainless steel sink and drainer with mixer tap. Integrated eye level electric oven and microwave, gas hob with cooker hood over and integrated dishwasher. Tiling to splash backs, space for American style fridge/freezer, cupboard housing combination boiler for the hot water and heating system and uPVC double glazed window to rear. UPVC French style, double glazed, double doors to garden.

**FIRST FLOOR LANDING**

Storage cupboard and doors to all upper rooms.



**BEDROOM**

14' 0" x 12' 4" (4.27m x 3.76m)  
Further double room with uPVC double glazed window to front and radiator.

**BEDROOM**

13' 11" x 12' 4" (4.24m x 3.76m)  
Double room with radiator and uPVC double glazed window to rear.

**BEDROOM**

8' 2" x 8' 6" (2.49m x 2.59m)  
UPVC double glazed window to front and radiator.

**BATHROOM**

Luxury three piece suite comprising of WC, wash hand vanity basin and bath with screen and shower over. Heated towel rail, tiling and uPVC double glazed window.

**EXTERIOR**

Allocated parking space. Fenced forecourt with side access and ginnel to the rear garden which offers an enclosed space with summer house.

