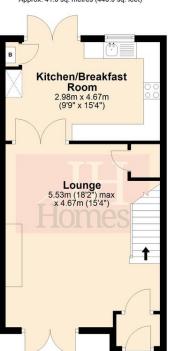
Ground Floor



First Floor



Total area: approx. 90.8 sq. metres (977.0 sq. feet)

DIRECTIONS

Entering Barrow via Abbey Road towards Ramsden Square, turn left into Rawlinson Street and second left into Buccleuch Street. Continue into Buccleuch Court and where the property can be found on the left-hand side.

The property can be found by using the following "What Three Words" https://w3w.co/string.sides.crazy

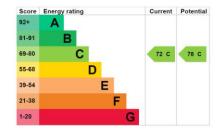
GENERAL INFORMATION

TENURE: Freehold

COUNCIL TAX: A

LOCAL AUTHORITY: Westmorland & Furness Council

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





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





£160,000

















PARKING

17 Buccleuch Court, Barrow-in-Furness, LA14 1TD

For more information call 01229 445004

2 New Market Street Cumbria LA12 7LN

www.jhhomes.net or contact@jhhomes.net

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 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 stairs to first floor with understairs storage. Double 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.



