

R&B Estate Agents

Castle Chambers, 60 Market Street, Lancaster, LA1 1HP

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36 Threshfield Avenue, Heysham, Morecambe, Lancashire, LA3 2DU

£650 PCM

MUST SEE Newly refurbished two bedroom ground floor flat. The accommodation briefly comprises lounge, modern kitchen, two double bedrooms and modern bathroom suite. Benefiting from modern appointments which include a newly fitted kitchen, bathroom suite, gas central heating and double glazing.

The property has access to shops and services nearby and road links provide easy access into Morecambe town centre and nearby Lancaster city. **STRICTLY NO PETS**

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Entrance

Entrance into a good size porch with storage, window to side and double doors leading to -

Lounge



Large lounge with feature fireplace, two windows to the front, door leading to -

Hallway

Hallway with storage cupboard, doors to all other rooms and rear door into the garden.

Bedroom One



Bedroom Two



Bathroom



Brand new fitted bathroom

Gardens





Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Very energy efficient - lower running costs	Current	Very environmentally friendly - lower CO ₂ emissions	Current
(92-100) A		(91-93) A	
(81-91) B		(81-90) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(48-54) E		(48-54) E	
(39-47) F		(39-47) F	
(31-38) G		(31-38) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC

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