



Torrisholme Road, Lancaster, LA1 2RQ

Offers In Excess Of £115,000

A well-presented, double-fronted, semi-detached house with three bedrooms.

This double fronted property boasts an open aspect overlooking woods and fields and offers accommodation briefly comprising to the ground floor an entrance hall, a spacious lounge with feature fire place and patio doors leading out to the rear garden, plus, a good sized modern fitted kitchen / diner. To the first floor are two double bedrooms, a single bedroom and a modern family bathroom.

Ideally positioned for both Lancaster and Morecambe the property further benefits from generous gardens to front and rear, ample street parking, gas central heating and double glazing.

Located to the North of Lancaster city centre, this well maintained home lies in a perfect position to access the wide range of amenities that the historic city has to offer. A multitude of high street shops, ample restaurants, bars and supermarkets are all within easy reach, as well as highly regarded schools, Ryelands Park, the Royal Infirmary and the West Coast mainline railway station.



SOLD.co.uk
1st Floor, 37-39 Maddox St
London
W1S 2PP

Tel: 0203 651 8305 | Email: sales@sold.co.uk

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Very energy efficient - lower running costs	Current	Very environment friendly - lower CO ₂ emissions	Current
A	86	A	87
B		B	
C		C	
D		D	
E		E	
F		F	
G		G	
61		59	

Approved under the Energy Rating Scheme for Domestic Buildings (ERS) in England and Wales
 England & Wales
 EPC Directive 2002/91/EC