

## 5 Bedroom End Terrace House for Sale - £330,000

Hyde Road, Torrisholme, Morecambe, LA4 6NU



### KEY FEATURES

- Four/Five Bedroom Extended Family Home
- Popular Residential Location
- Four Reception Rooms
- Fitted Kitchen With A Breakfast Bar
- Study/5th Bedroom
- Ground Floor Cloakroom/WC
- Master Bedroom With Fitted Wardrobes
- Modern Fitted Bathroom
- Front And Rear Garden And Garage

## Description

We are delighted to offer for sale this magnificent extended four/five bedroom family home. The property is ideally located for Torrishlome school, Torrishlome village and bus routes. Credit to the current owners who have transformed this property into a truly fantastic home for the whole family to enjoy.

The property features; entrance hallway and the main reception room is to the front aspect. The sitting room is open plan to the playroom and dining area. Access from the playroom to the Study/fifth bedroom and cloakroom/WC. Modern fitted kitchen with a breakfast bar and integrated dishwasher.

To the first floor are four bedrooms, with the master bedroom having fitted wardrobes. Modern three piece bathroom suite, featuring a shower over the bath. Externally the property provides ample off road parking to the front, which leads to the garage. Enclosed rear garden with a laid lawn, large paved patio area and raised flower bed.

Viewings are highly recommended, so please contact the office for further details.

## Ground Floor

**Entrance Hall** - Entrance doorway, and stairs leading to the first floor landing. Door leading to the sitting room and into-

**Lounge** - 17' 1" x 11' 0" (5.21m x 3.36m) (into recess) Double glazed uPVC window to the front aspect. Two double radiators. Double glazed uPVC French doors leading to the rear garden.

**Sitting Room** - 8' 10" x 13' 4" (2.71m x 4.08m) (into bay) Double glazed uPVC bay window to the front aspect. Open fireplace. Double radiator. Open plan to-

**Play Room** - 15' 5" x 6' 10" (4.71m x 2.11m) Two radiators. Double glazed uPVC French doors leading to the rear garden. Open plan to-

**Dining Area** - 7' 11" x 7' 8" (2.43m x 2.36m) Fitted breakfast bar dining table. Two uPVC double glazed windows. Open plan to-

**Kitchen** - 12' 5" x 9' 8" (3.8m x 2.96m) Modern fitted kitchen with a range of wall and base units, contrasting work surface incorporating a one and an half stainless steel sink unit and breakfast bar. Electric double oven, four ring gas hob and extractor fan. Integrated dishwasher. Space for a fridge freezer and washing machine. Two uPVC double glazed windows to the side aspect. Door leading into the play room.



**Study/Bedroom - 7' 7" x 8' 11" (2.34m x 2.72m)** Double glazed uPVC window to the rear aspect. Double radiator.

**Cloakroom/WC -** Two piece suite comprising; wash hand basin and low level WC. Radiator.

## First Floor

**First Floor Landing -** Velux window and access to the loft space. Radiator.

**Master Bedroom - 8' 11" x 13' 1" (2.74m x 4m)** (plus wardrobe)

Double glazed uPVC window to the rear aspect. Fitted wardrobes. Radiator. Down lights.

**Bedroom Two - 11' 0" x 11' 5" (3.36m x 3.5m)** (into recess)

Double glazed uPVC window to the front aspect. Radiator.

**Bedroom Three - 8' 10" x 13' 2" (2.7m x 4.02m)** Double glazed uPVC window to the front aspect. Radiator.

**Bedroom Four - 6' 10" x 7' 6" (2.11m x 2.31m)** Velux window and radiator.

**Bathroom -** Modern three piece suite comprising; bath with overhead shower, wash hand basin and low level WC. Heated towel rail. Double glazed uPVC window to the rear aspect.

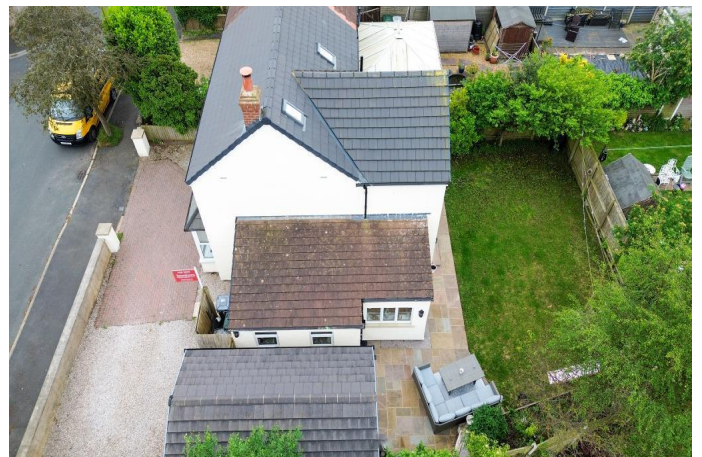
## Exterior

**External -** Block paved garden to the front providing ample off road parking, which leads to the garage.

Enclosed rear garden with a laid lawn, large paved patio, raised flower bed and children play house with a slide.

**Garage - 9' 8" x 18' 10" (2.96m x 5.75m)** Electric up and over door, two double glazed uPVC windows and single entrance door.







8 Hyde Road, Torrisholme, LA4 6NU



Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		81   B
69-80	C		
55-68	D	66   D	
39-54	E		
21-38	F		
1-20	G		

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Fixtures and fittings may be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.