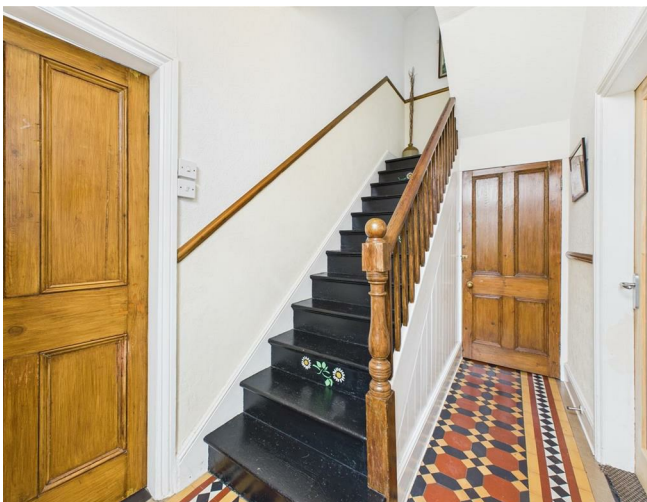


26 Lord Street, Morecambe, LA4 5HZ



£185,000

Step inside this enchanting four-bedroom semi-detached family home, that occupies a corner plot where period charm meets everyday practicality. Spread across four beautifully proportioned floors, the property effortlessly blends character features with generous living space.

From the moment you enter, you're greeted by warm rustic original Victorian flooring that add a timeless appeal. Downstairs you'll find a surprisingly spacious cellar, ideal for storage, hobbies, or even a future project, with direct access to the outside.

The bay-fronted lounge is a welcoming haven, flooded with natural light, while the separate dining room boasts a striking Victorian fireplace, perfect for cosy family meals or entertaining guests.

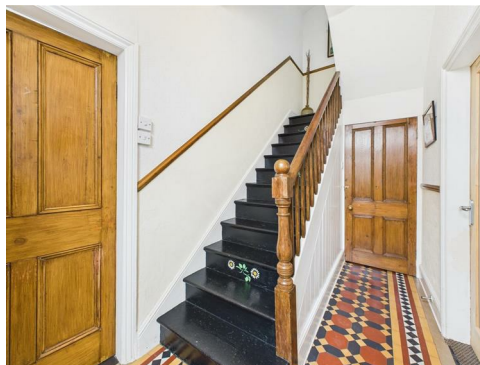
A well designed kitchen leads through an inner hallway to a convenient ground-floor cloakroom and door to garden.

Upstairs, the first floor hosts two generously sized bedrooms and a family bathroom. Continue to the second floor, and you'll find two further bedrooms, each filled with character and charm.

Outside, a pretty garden offers a peaceful spot to relax, with a door leading to a single garage, ideal for additional storage or parking.

Set within walking distance of local amenities, excellent bus routes, schools, and the stunning Morecambe Promenade, this home is full of heart, history, and potential, a place you'll instantly feel drawn to the moment you step through the door.

Entrance Hallway



Victorian tiled floor, stairs to the first floor and stairs to the cellar, radiator.

Cellar

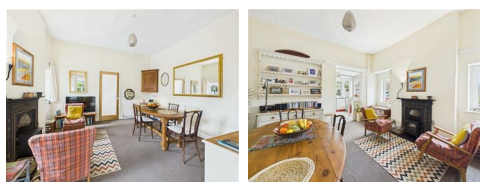
Two storage rooms, consumer unit and gas meter, power and light, door opening to the outside.

Lounge



Double glazed bay window to the front, fireplace surround, original cornice, wood flooring, radiator.

Dining Room



Double glazed windows to the front, cast Iron Victorian fireplace, carpeted floor, radiator.

Kitchen



Double glazed windows to the front and side, range of matching wall and

base units, free standing electric cooker, extractor hood, space for fridge/freezer, plumbing for washing machine, stainless steel sink, wine rack, breakfast table, tiled floor, radiator, door to inner hallway.

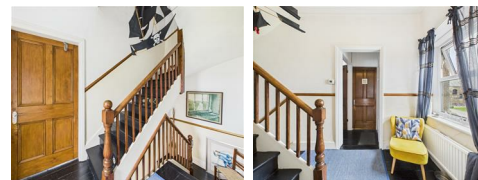
Inner Hallway

Double-glazed window to the side, door to garden, tiled floor, door to cloakroom.

Cloakroom

Wash hand basin, tiled floor, double-glazed window to side, W.C.

First Floor Landing



Double-glazed window to the front, stairs to the second floor, wood flooring, radiator, linen cupboard housing the combi boiler.

Bedroom One



Double-glazed bay window to the front, wood flooring, radiator.

Bedroom Two



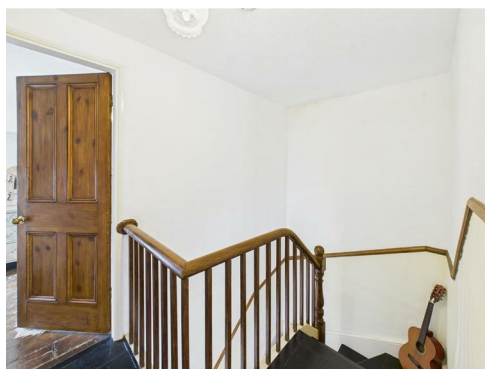
Double-glazed window to the rear, wood flooring, radiator.

Bathroom



Double-glazed frosted window, panelled bath with Mira electric shower, vanity unit with inset wash hand basin, laminate floor, radiator, W.C.

Second Floor Landing



Wood flooring.

Bedroom Three



Double-glazed window, large under eaves storage space, built in wardrobes, access to the loft which is boarded with a pull down ladder, wood flooring, radiator.

Bedroom Four



Double-glazed window, large under eaves storage space, built in wardrobes, wood flooring, radiator.

Outside

Pretty cottage garden, patio area, water tap, gate to access road and door to access to the garage.

Garage

Up & over door, power and light.

Useful Information

Freehold

Council Tax Band (B) £1,873

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	
EU Directive 2002/91/EC	

