

**95 Broadway**

, Morecambe, Lancashire, LA4 5XX

**£275,000**



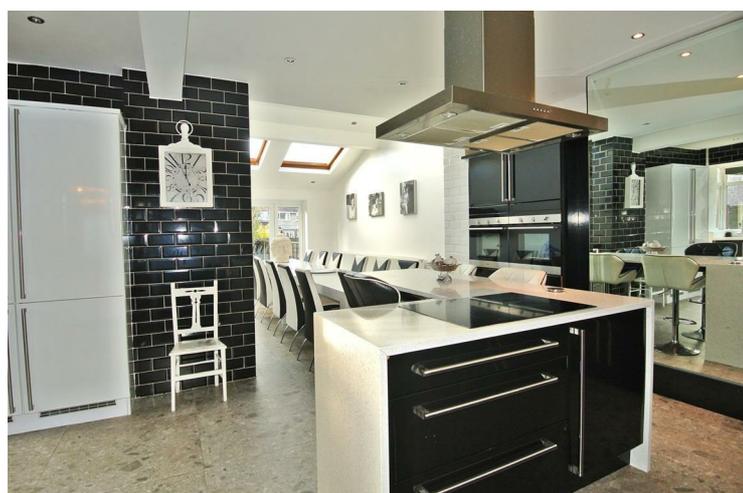
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How incredible is this amazing kitchen? The breakfast bar is 21ft long!

Wait until you see the stunning bathroom in this fabulous 4 bed family home.

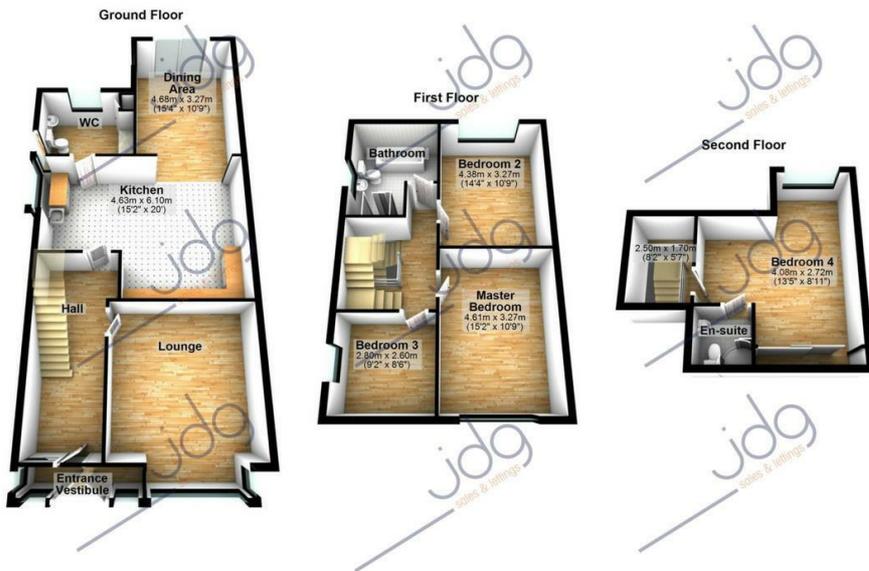
## A brief description

Welcome to Broadway - a spacious family home with one of the most impressive kitchens we have seen!

From the spacious hallway, through to the fabulous bedrooms and an amazing bathroom with roll top bath - this home is bound to impress.

It has been generously extended.

Could this be the home for you? Call us to arrange your private viewing of this spacious family home.



This 2D/3D plan is only intended as a guide to the layout of the property, and is not designed to look exactly like the real property, flooring, wall coverings and so on will not match the real property. Plan produced using PlanUp.

## Key Features

- A stunning family home
- 4 bedrooms ( 3 are doubles )
- Stunning kitchen with Quartz worksurfaces
- Solid oak flooring in the hallway and lounge
- Master bedroom ensuite
- Spacious luxury bathroom
- One of Morecambe's most sought after locations
- Useful Utility Room and wc

## Where is Broadway

Broadway is a sought after address in ever popular Bare. A wide road with distinctive and generous 1930's family houses set well back Broadway is well situated for some very popular schools such as Great Wood Primary and Morecambe High. Bare train station is around half a mile away and the city of Lancaster is only a short drive away; there is also a regular, frequent bus service. The area has popular and active local churches. The village of Bare has a thriving local community. At its heart is Princes Crescent with an array of shops, cafes and businesses from an award winning delicatessen to an established art gallery. Broadway leads up to the Promenade, famed for its spectacular views across Morecambe Bay to the Lakeland fells. The Bay Gateway linking to the M6 is minutes away.





4



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## The Living Accommodation

On entering this impressive property, you are greeted with a handy porch, keeping the property private when answering the door. The grand entrance hall is rather impressive with a solid oak floor and staircase. There is a storage cupboard to the left where the coats and shoes can be hidden away from sight.

The lounge is located to the right and overlooks the large front garden. The room is light from the big box bay window and the impressive fireplace creates a focal point to the room. The solid oak floor continues and is complimented by the neutral walls and the chic feature wall paper on the alcoves.

Behind the lounge sits the impressive kitchen diner. Sleek black and white cabinetry are complimented by the light sparkle worktops. The strategically placed mirrors create the impression of even more space. The kitchen is the perfect place to entertain with a 21ft breakfast bar / dining table which seats 16. Built into the kitchen you will find an eye level double oven, induction hob, double fridge freezer and dishwasher. There is even a pop up charging station with 3 sockets and 2 usb ports. The sink has an impressive pull down mixer tap and the draining board has been built into the work top. French doors lead onto the garden and a utility room sits over the side of the property.

The utility room has cream units and contemporary worktops with space underneath for a tumble dryer and plumbing for a dishwasher. There is a handy W.C and original belfast sink. The storage cupboard is a handy space for the cleaning utensils and houses the combi boiler.

## Bedrooms and Bathroom

To the first floor you will find 3 bedrooms and the family bathroom with the master bedroom on the second floor.

The master bedroom oozes style and charm. The neutral decor is complimented by the cream carpet and the room has a 13ft deep walk in wardrobe. The ensuite comprises of a W.C, sink into vanity unit and mixer shower cubicle. The room is floor to ceiling tiled for ease of cleaning.

Bedroom two overlooks the rear garden and is again a great sized room. Bedroom three and four are again doubles and overlook the front of the property.

The bathroom is another show stopper and a huge room. The room has a three piece suite in white with a roll top bath and mixer shower over. A W.C and sink into vanity unit, and a double shower cubicle with rain head mixer shower. The room has black and white tiles with feature black sparkle tiles and complimenting black and white floor tiles. You will also find two heated towel radiators and two frosted windows keeping the room light.

## What we like

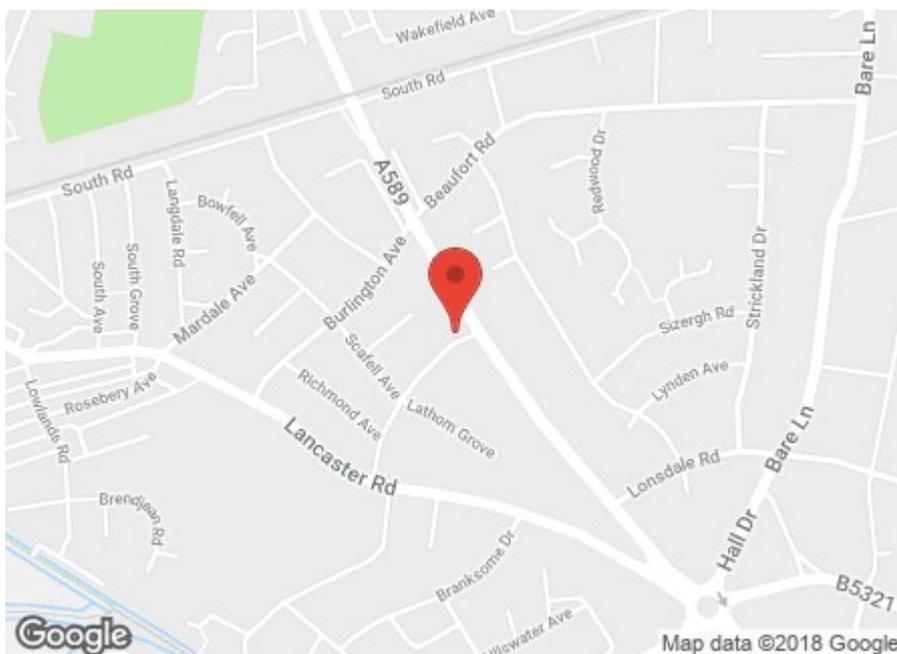
*This kitchen is amaing. It really is a stand feature in this spacious family home.*

*Wait until you see the stunning bathroom!*



## The garden

To the front of the property you will find a generous front garden with a driveway for two cars. The rear garden is again a good size and has been flagged for low maintenance. The garden has a soil border with some trees and shrubs. Why not add some flowers and bring a bit of colour to the garden.



## Extra Information

- Two storey extension to the rear
- Integrated appliances in the kitchen
- Close to the promenade
- Close to popular schools
- Fully double glazed and central heated
- Council tax band D

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