

27 Regent Street

City Centre, Lancaster, Lancashire, LA1 1SQ

£300,000

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Looking for a character-filled, 5-bed period property, close to the City Centre?

This beautifully presented home will impress. With two reception rooms to relax and entertain in, large kitchen with space to dine and an attractive, private patio garden, you'll want to see this home! The master bedroom is also ensuite.

A brief description

Set in a popular city centre location with great schools and amenities close by, this 5 bed period terrace home offers space and charm in abundance. The ground floor comprises of 2 large reception rooms and a spacious kitchen with space to dine.

On the first and second floor, you will find 5 fantastic sized bedrooms, the master benefiting from an en-suite shower room.

At the back, you'll find a beautiful and private garden to sit and relax in, come the warmer months.



Key Features

- Period terrace home set over 3 floors plus cellar
- 5 bedrooms (all doubles)
- 2 reception rooms
- Kitchen with space to dine
- Family bathroom
- En-suite to master bedroom
- Good sized 'yarden'
- Council tax band D

Welcome to Regent Street

Regent Street is situated in the heart of Lancaster. You won't find a city centre home much more central than this. In just a few minutes you are in the centre with all its shops, restaurants and bars.

This historic city has a cafe culture, theatre and cinema, as well as literature and music festivals. Lancaster Canal is just at the end of the road. From here you can enjoy quiet, relaxing walks out to the countryside.

Commuters enjoy the proximity to the railway station. Dallas Road Primary school and the Girls' Grammar school are close by. Lancaster Hospital is also just a short 10-minute walk and the Universities are both easy to access.





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Step inside

Make your way through the gateway, taking in the eye catching front garden and attractive climbing roses. Walk through the large green door and on into the vestibule area.

The original floor tiles are still present, providing an attractive entrance into the home. An internal door grants access into the hallway, the perfect spot for hanging your coats and placing your shoes neatly away. Stairs leading to the upper floors are directly ahead and access to all ground floor rooms is achieved via the hallway.

Light and contemporary decoration is present within the hallway entrance, combining beautifully with the period features still evident.

Ground floor

Take a left into the first of two reception rooms. The charm and character continues into this spacious and bright living room, with beautiful wood flooring. Soft neutral colours can be found to the walls. This particular room displays period features such as attractive corncicing and high picture rails. A stunning open fire sits to the centre of the room, creating a cosy atmosphere for those winter months. Plenty of natural light floods in via the large bay window, complete with original sash windows.

Along the hallway, take another left into the second reception room, once again displaying character features and subtle and inviting decoration. Carpet sits under your feet and a large window looks out to the rear of the home, allowing lots of natural light to stream in and really brighten the room. This would be a fantastic dining area to entertain friends and family in.

To the rear of the home is the stunning kitchen. Immediately notice the original tiles to the kitchen floor, a beautiful feature I'm sure you'll agree. The kitchen itself is modern in design, offering plenty of storage options and preparation areas. The original inglenook fireplace has been cleverly converted by a local carpenter, into further storage. Original kitchen cupboards to one side of the inglenook, provide additional storage and further character to this spacious room. The original window to the side elevation and an additional window overlooking the rear garden, ensures a very bright and airy kitchen, with space to dine casually. Access to the cellar and garden is achieved from the kitchen itself.

First and second floor rooms

Up the carpeted staircase to the first floor rooms, you will notice the tasteful decoration continues. Head to the rear and find yourself in the first of five bedrooms. A delightful bedroom offering space for a double bed and furniture. Gorgeous exposed floor boards under your feet, blend perfectly with the light and inviting decoration to the walls. The current owners use this bedroom as an office/study.

Next door is the family bathroom, briefly comprising of a white roll top bath, large wash basin and toilet, plus heated towel rail. An attractive bathroom that fits in perfectly with the overall character of the home.

Moving toward the front of the home along the landing, you are presented with a further two double bedrooms, the first of which, sits to the centre of the home. Lots of space is available for a double bed and furniture to suit. Overlooking the front elevation is the master bedroom. A lovely, expansive and bright bedroom for you to relax in after a long day at work. The two sash windows keep the room airy and inviting and an en-suite shower room is present for convenience.

Let us make our way up to the second floor, where a further 2 bedrooms await. Notice how light the top floor landing is, due to the window looking out to the rear of the home. Additional storage is presented on the landing, before entering the front facing bedroom on this floor. Both bedrooms are a great size with large sash windows and offer further options for sleeping arrangements, guest rooms or children's rooms.

What we like

It's a fantastic family home set in a popular location, displaying plenty of character and charm.



Rear garden and cellar

Accessed from the kitchen is the beautiful rear garden. The space available has been lovingly transformed into a delightful area to sit and relax come the warmer months. You are surrounded by stone walls and trellis, featuring Honeysuckle, climbing roses, and other perennial plants. A perfect spot to sit out around a table with friends and family.

Conveniently, this home offers additional storage in the cellar. There is 6ft of head height in the cellar, meaning the potential to tank and convert is there if required or desired.



Extra Information

- GCH throughout
- Restored original sash windows with secondary glazing
- Character features throughout the home
- Cellar with 6ft head clearance room
- Open fire to front room

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