



6 Jevington Way,  
Heysham, Morecambe,  
LA3 2HO

6, Jevington Way, Heysham, Morecambe

## *The property at a glance*



- Detached Property
- Four Bedrooms
- Four Piece Bathroom
- Spacious Reception Room
- Kitchen Diner
- Ground Floor WC
- Driveway, Garage & Gardens
- Tenure: Freehold
- Property Band: D
- EPC:



Get in touch today

01524 401402  
[info@gfproperty.co.uk](mailto:info@gfproperty.co.uk)  
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**£300,000**

# Get to know the property



Nestled in the charming area of Jevington Way, Heysham, Morecambe, this delightful detached house offers a perfect blend of comfort and convenience. With four spacious bedrooms, this property is ideal for families seeking a welcoming home. The well-appointed bathroom features a four-piece suite, providing ample space for relaxation and daily routines.

The generous garden is a standout feature, offering a wonderful outdoor space for children to play, gardening enthusiasts to indulge their passion, or simply for enjoying the fresh air. Additionally, the property boasts a garage and off-street parking, ensuring that your vehicles are secure and easily accessible.

This home is situated in a friendly neighbourhood, close to local amenities and transport links, making it an excellent choice for those looking to enjoy the best of both worlds — a peaceful residential area with easy access to the vibrant life of Morecambe. Whether you are looking to settle down or invest, this property presents a fantastic opportunity to create lasting memories in a lovely setting.

For further information, please contact our office at your earliest convenience.





## Entrance Hall

UPVC double glazed stained window, UPVC double glazed frosted door, central heating radiator, coving, doors to reception room 1, kitchen, WC, smoke alarm, stairs to first floor.

## Reception Room

UPVC double glazed window, UPVC double glazed French doors to rear, coving, dado rail, gas fire, marble hearth and surround,

## WC

Tile walls, dual flush WC, wall mounted sink, traditional taps, lino.

## Kitchen

2 x UPVC double glazed windows, central heating radiator, half tiled to complement, stainless steel sink, 5 ring gas hob, freestanding oven, range of wall, drawer and base units, laminate floor, door to utility, UPVC double glazed frosted door to rear.

## Utility

2 x UPVC double glazed window, plumbing for washing machine, space for dryer, Combi Vaillant boiler, laminate floor.

## Landing

UPVC double glazed character stained window, coving, smoke alarm, loft access, stairs to ground floor, doors to bathroom, Bedrooms 1,2, 3 & 4.

## Bathroom

2 x UPVC double glazed window, 5 x spotlights, tiled walls to complement, central heating towel rail, low ruse WC, wall mounted sink with mixer tap, shower cubicle with main feed shower, freestanding bath with mixer tap.

## Bedroom 1

UPVC double glazed window, central heating radiator, coved ceiling, door to bathroom.

## Bedroom 2

UPVC double glazed window, central heating radiator, coved ceiling.

## Bedroom 3

UPVC double glazed window, central heating radiator, coved ceiling.

## Bedroom 4

UPVC double glazed window, central heating radiator, coved ceiling.

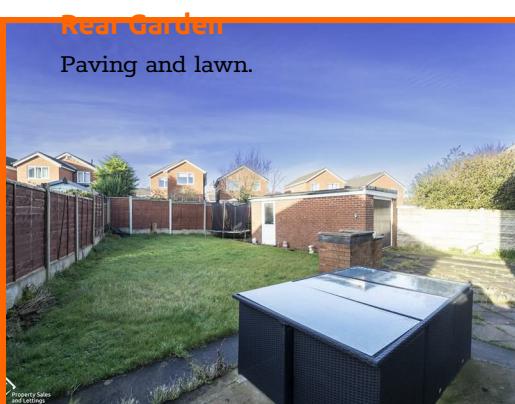
## Front Garden

Lawn, paving to front, drive to side of house leading to garage flagged.

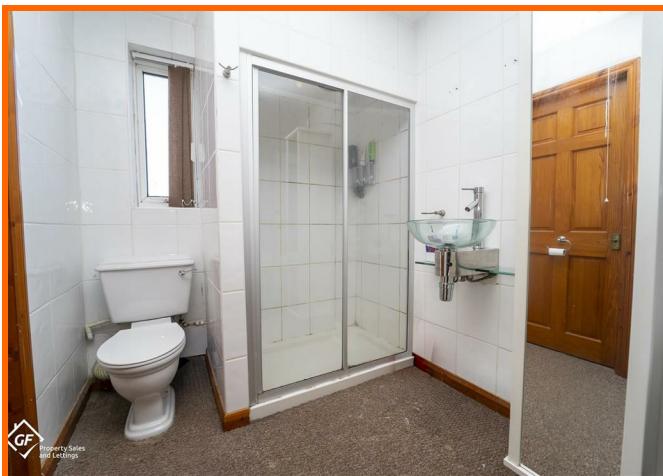
## Garage

## Rear Garden

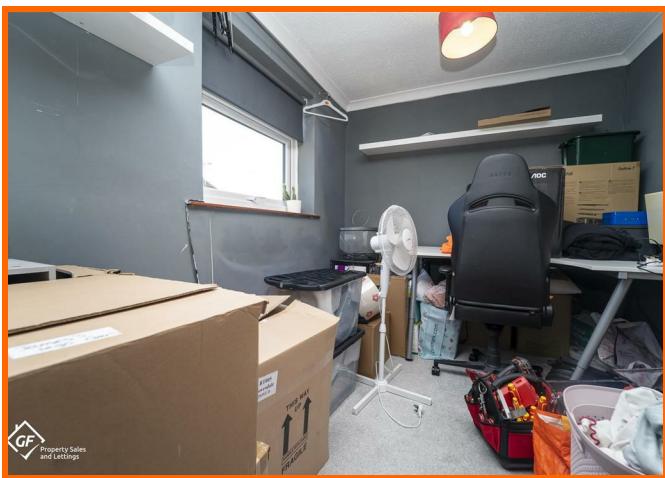
Paving and lawn.



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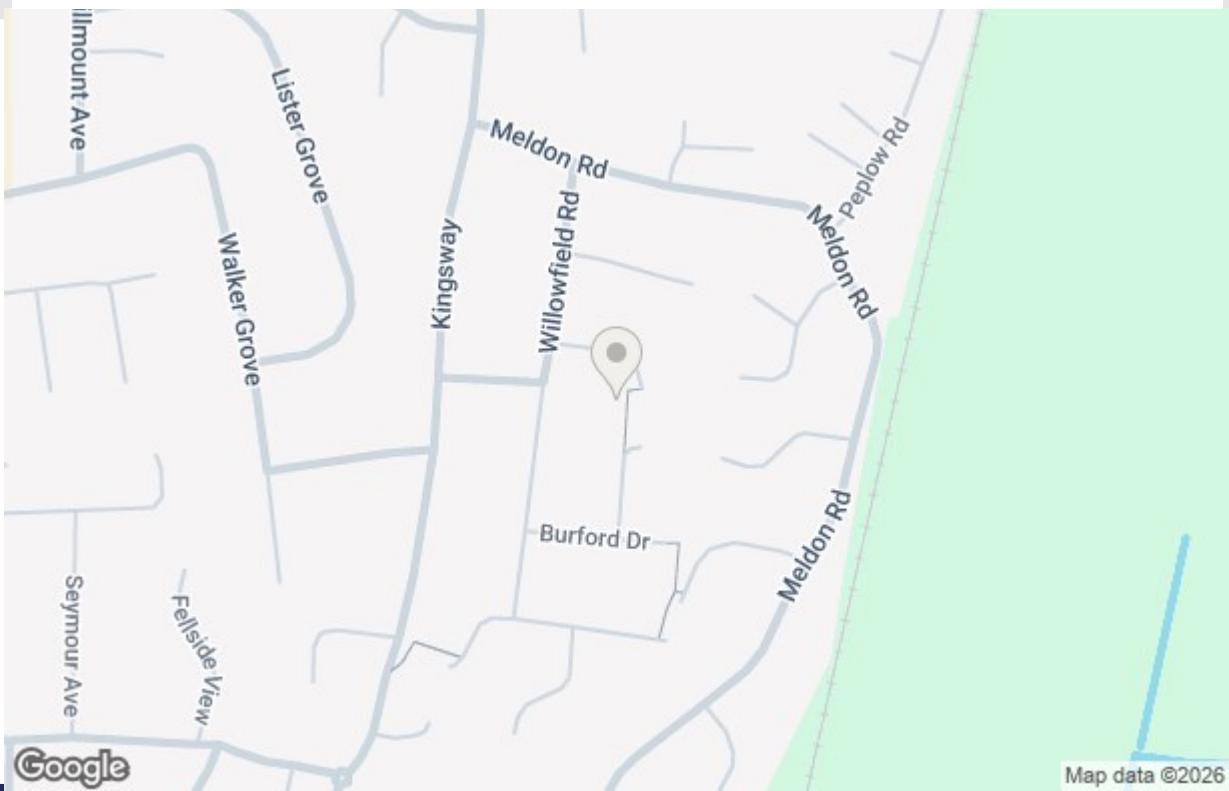
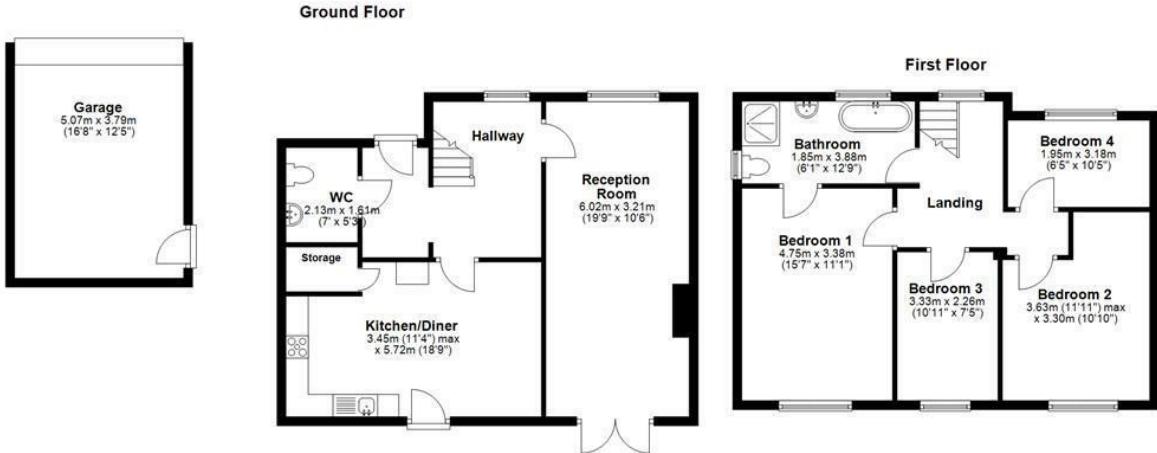
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# Take a nosey round



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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 <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	