



7 Old Hall Close, Torrisholme,
Morecambe, LA4 6NL

7 Old Hall Close, Torrisholme, Morecambe

The property at a glance

2  1  1 

- Ground Floor Flat
- Two Bedrooms
- Kitchen & Lounge
- Shower Room
- Rental of Garage (£150 per annum)
- Torrisholme Village Amenities
- Excellent Transport Links
- Tenure: Leasehold - 999 year lease from 1965 (Approx) Maintenance fee: £900 per annum
- Property Band: A
- EPC: C



Get in touch today

01524 401402
info@gfproperty.co.uk
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£125,000

Get to know the property

Nestled in the charming area of Old Hall Close, Morecambe, this ground floor flat presents an excellent opportunity for those seeking a comfortable and versatile living space. The property boasts a well-designed ground floor flat, offering two inviting bedrooms that provide ample space for relaxation and rest.

The large reception room serves as the heart of the home, perfect for entertaining guests or enjoying quiet evenings with family. The fitted kitchen is both functional and stylish, catering to all your culinary needs. Additionally, the three-piece bathroom is conveniently located, ensuring ease of access for all residents.

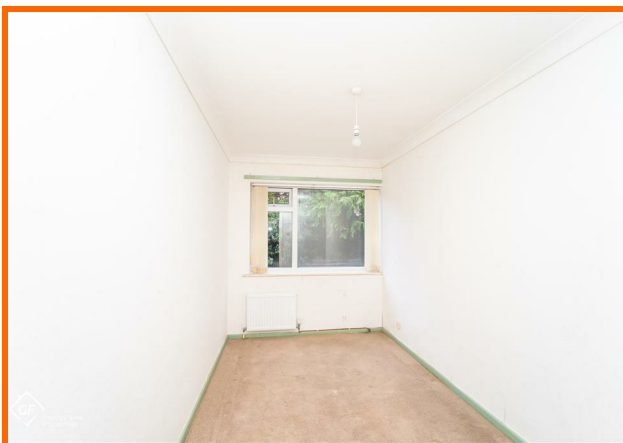
One of the standout features of this property is the garage, providing valuable storage space or the potential for a workshop. The surrounding area is known for its friendly community and convenient amenities, making it an ideal location for families or individuals alike.

With its potential for further development and personalisation, this property is a fantastic opportunity for those looking to make their mark in a lovely part of Morecambe. Whether you are a first-time buyer, retirement or seeking a new investment, this home is sure to impress.

*To comply with the Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017, when an offer is accepted, all legal purchasers will be required to complete an anti-money laundering and ID check. Our partner, Thirdfort, will carry out the initial checks on our behalf. The individual cost is £75 inclusive of VAT and will be charged before the offer can be officially accepted.



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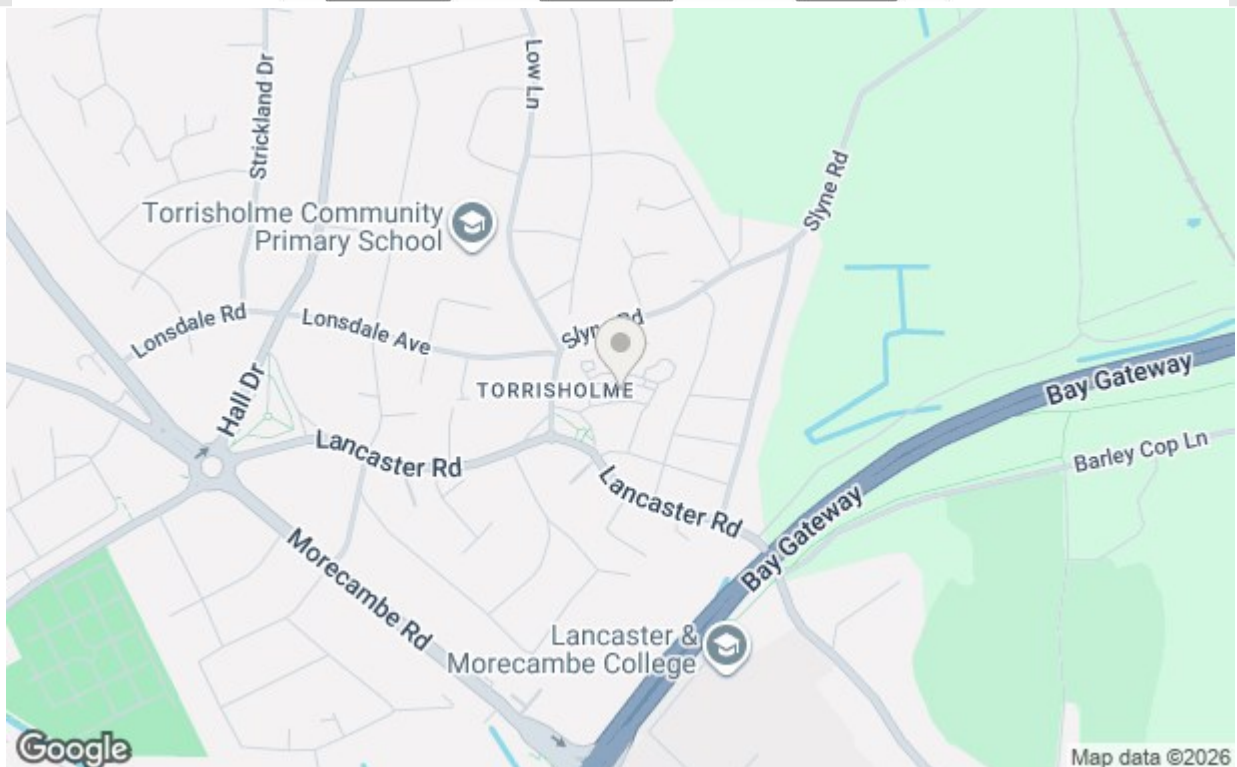
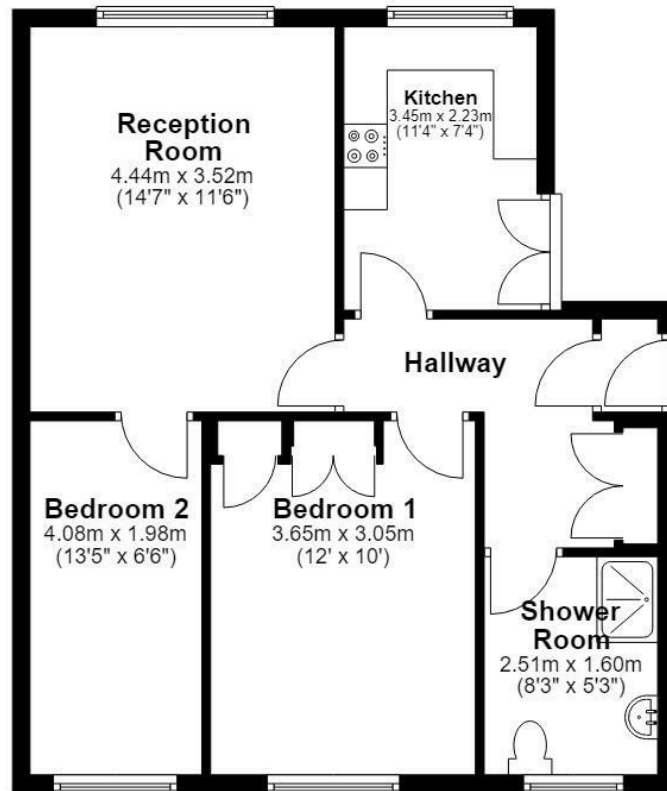
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Take a nosey round

Ground Floor



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Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	 70 75
(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	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO2 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 CO2 emissions			
England & Wales		EU Directive	