



## 21 Strand Court The Esplanade

Grange-Over-Sands, LA11 7HH

Offers In The Region Of £95,000



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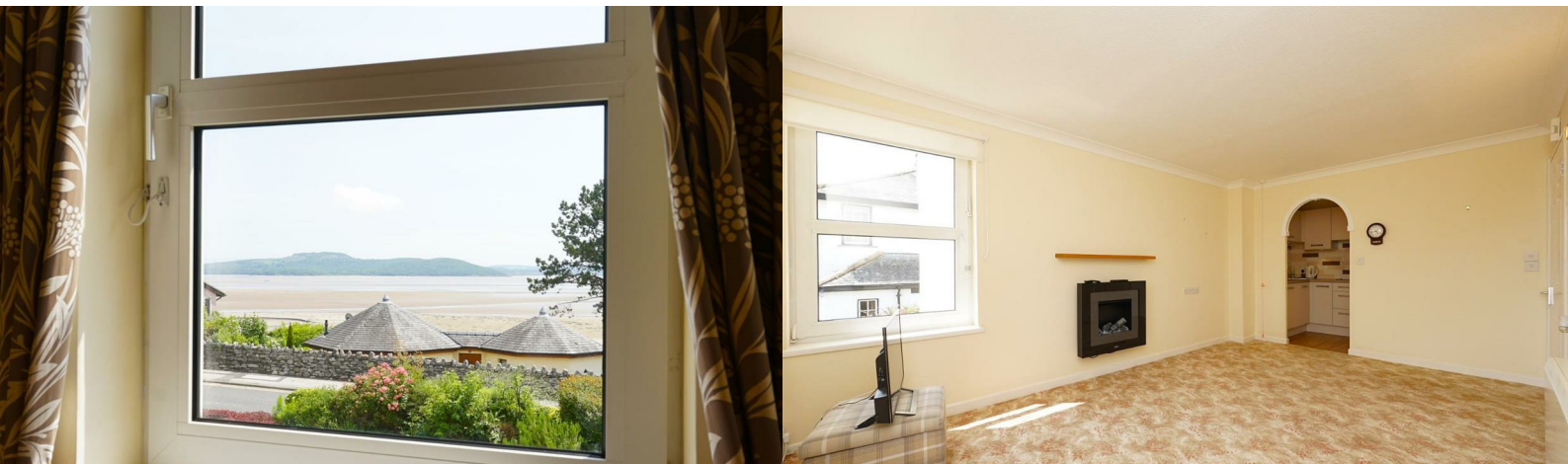
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# 21 Strand Court The Esplanade

Grange-Over-Sands, LA11 7HH

**Offers In The Region Of £95,000**



*Nestled along The Esplanade in the charming town of Grange-Over-Sands, this delightful first-floor apartment offers a perfect blend of comfort and convenience. Built in 1987, the property features a welcoming reception room, one spacious bedroom, and a well-appointed bathroom, making it an ideal choice for individuals or couples seeking a tranquil retreat. The location provides easy access to the stunning coastline and local amenities, ensuring a pleasant lifestyle in this picturesque area. This apartment is a wonderful opportunity for those looking to enjoy the beauty of Grange-Over-Sands.*

Welcome to this charming one-bedroom apartment that perfectly balances modern comfort with stunning natural surroundings.

As you step inside, you're greeted by a central hall that provides access to all main rooms of the apartment, offering a practical and welcoming layout. Light filters in gently, highlighting the clean lines and neutral tones of the interior.

You'll find a spacious bedroom, comfortably sized and filled with natural light. Large windows invite in the views, while the calm, neutral décor makes it a perfect retreat for rest and relaxation.

The three-piece bathroom features a sleek and contemporary design. It includes a shower with seat, a modern basin with vanity unit, and a WC. Tasteful tiling and quality fixtures give the space a clean and luxurious feel.

Off the hall is the kitchen, fitted with modern appliances and stylish cabinetry. There's ample counter space for cooking, with integrated appliances and a well-thought-out design that makes the most of the space.

The heart of the home opens up with breath-taking views over the bay. Whether you're cooking dinner, enjoying a morning coffee, or winding down in the evening, the ever-changing scenery of the bay provides a serene and inspiring backdrop.

This thoughtfully designed apartment offers both comfort and style, perfect as a tranquil retreat.

## Lounge / Dining Room

10'7" x 15'5" (3.25 x 4.70)

## Kitchen

7'8" x 5'4" (2.35 x 1.63)

## Shower Room

5'4" x 6'9" (1.65 x 2.07)

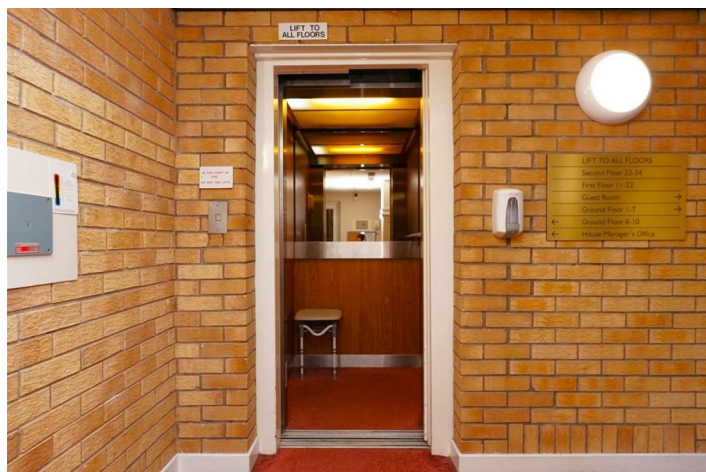
## Bedroom

8'9" x 11'10" (2.67 x 3.62)

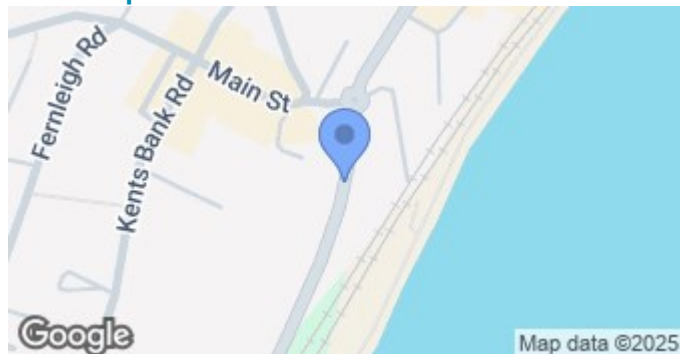




- First-floor apartment with Lift
- Communal Lounge & Laundry
  - Exclusive to 60's or over
- Biannual Service Charge (Variable) £1300
- Stunning Views Over The Bay
  - Close to Local Amenities
  - Annual Ground Rent £440.00
  - Council Tax Band B



## Road Map



## Terrain Map



## Floor Plan



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