



## 273 West Shore Park

Barrow-In-Furness, LA14 3XZ

Offers In The Region Of £49,950



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## Offers In The Region Of £49,950



*This two-bedroom chalet, located in a highly sought-after coastal area, offers the perfect opportunity for over-50s seeking a relaxed and convenient lifestyle. With its neutral decor throughout, the property provides a blank canvas ready to personalize. Situated close to local amenities, it ensures easy access to everyday essentials while enjoying the serene coastal atmosphere. Offered with no onward chain, this home is ideal for those looking for a hassle-free move.*

Upon entering the chalet, a central hallway provides access to all rooms with the benefit of a built-in storage cupboard. The lounge boasts dual aspect windows and a central feature fireplace with neutral décor and laminate flooring. The kitchen diner has been fitted with a good range of white farmhouse style wall and base cabinets with complimentary worktops and metallic handles. There is ample space within for freestanding appliances and a dining set.

The two bedrooms offer ample storage with fitted wardrobes and dressing tables. Both have been neutrally decorated with laminate flooring. The three piece shower room suite comprises a corner cubicle shower, close couple WC and white vanity basin.

To the rear of the chalet you will find a charming patio area as well as an outdoor store. Residents can also benefit from ample parking across the park.

### Lounge

9'9" x 13'8" (2.99 x 4.18 )

### Kitchen

12'11" x 9'3" (3.94 x 2.83)

### Bedroom One

7'10" x 9'8" (2.41 x 2.95)

### Bedroom Two

6'11" x 9'8" (2.13 x 2.96)

### Shower Room

4'11" x 5'6" (1.50 x 1.69 )





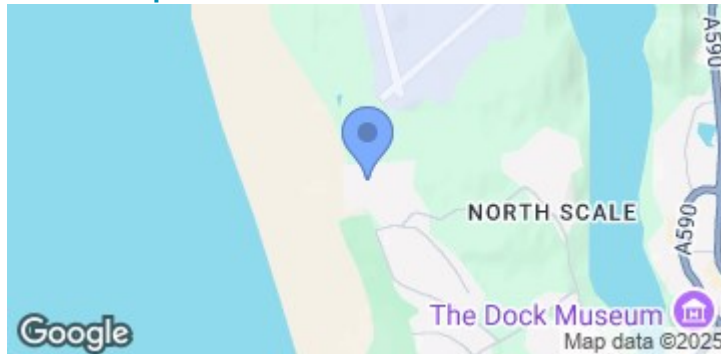
- Popular Location
- Close to Amenities
  - Double Glazing
- Gas Central Heating
- Neutral Decor Throughout
  - Over 50's Only
  - No Onward Chain
  - Council Tax Band - A



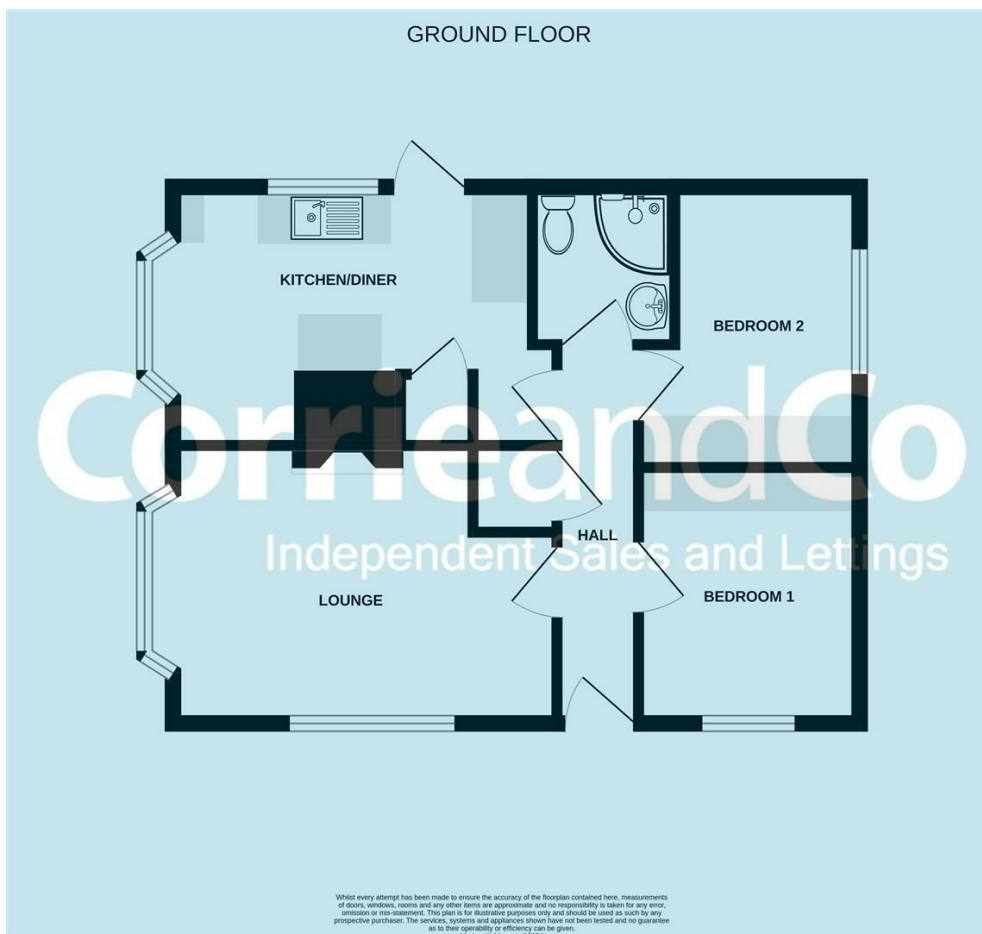
## Road Map



## Terrain Map



## Floor Plan



Corrie and Co aim to sell your property, at the best possible price, in the shortest possible time. We have developed a clear marketing strategy, over many years, to ensure your property is exposed to all social media platforms, Rightmove, Zoopla and our own Corrie and Co website.

We also offer:

- Professional Photography
- Full promotion, throughout all our branches
- Experienced, qualified, friendly staff
- Full viewing service with feedback

To ensure your move is stress free, we can help with Mortgage advice. We work alongside local Solicitors, offering competitive conveyancing services.

We are local, family run business who are wholly independent which means we can recommend services to most suit your needs. Our aim is to provide quality advice and expertise at all times, so you can make an informed decision.

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales EU Directive 2002/91/EC		

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
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(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		