

CorrieandCo

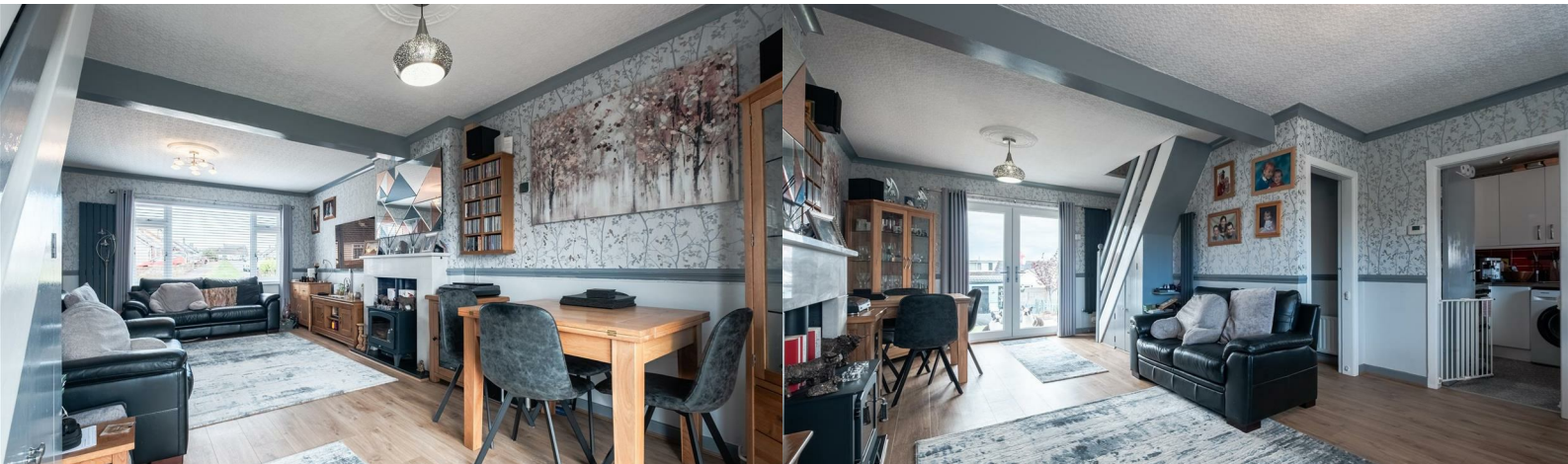
INDEPENDENT SALES & LETTING AGENTS



24 Foxfield Road

Barrow-In-Furness, LA14 3SJ

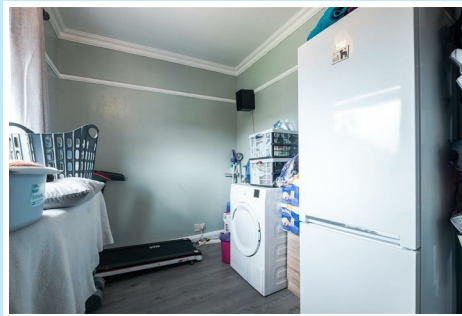
Offers In The Region Of £230,000



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This dormer bungalow is located in a sought after quiet location with in demand features such as a garage, driveway and large open reception room. The interior boasts a spacious layout, providing ample room for relaxation and entertaining. With three bedrooms all generously sized providing a comfortable and peaceful sanctuary. To the rear, the property features a lovely garden, ideal for enjoying the fresh air or hosting summer barbecues.

Welcome to 24 Foxfield Road, a classic three bedroom dormer-bungalow. On approach the property benefits from off road parking and a detached garage perfect for additional storage. As you step through the front door, you arrive in a small entry area that opens immediately into the heart of the home. To your left is a generous reception room. It runs the full depth of the house and yet it still feels bright due to the front window and the French doors at the rear that lead out to the garden. The stairs are tucked neatly against the inner wall and the space provides ample opportunity to host social gatherings or to have family gatherings. The focal point of the room centres around a log burner that helps keep the home toasty in the chilly evenings.

At the front of the property, to the right, you'll find the kitchen. It's efficiently designed with a dedicated area for the stove and sink as well as ample cupboard and worktop space. The family bathroom is located on the ground floor, situated between the kitchen and the third bedroom. It features a full suite including a bathtub, washbasin, and toilet. Located at the rear of the house on the right-hand side is Bedroom 3, which is perfect for a guest room, a home office, or for someone who prefers all ground floor living.

Heading up the stairs from the living area, you reach a small landing that divides the upper floor into two distinct wings. To the right of the landing is Bedroom 1, a spacious double bedroom. It features a window on the rear wall which helps flood the bedroom with natural lighting. To the left of the landing, you'll find Bedroom 2. Like the first, the window to the rear overlooks the rear garden ensuring plenty of natural light throughout the day. The two bedrooms share a WC for added convenience.

The rear garden is spacious and features a raised decking area, a lawn, rear outhouse and storage shed.

Reception Room

23'3" x 14'6" (7.10 x 4.43)

Kitchen

10'0" x 7'9" (3.06 x 2.38)

Bathroom

4'10" x 7'7" (1.48 x 2.32)

Bedroom One

14'0" x 10'8" (4.29 x 3.26)

Bedroom Two

8'10" x 13'9" (2.70 x 4.21)

Bedroom Three

10'6" x 6'9" (3.21 x 2.08)

Workshop Area

9'3" x 7'6" (2.83 x 2.29)

Garage

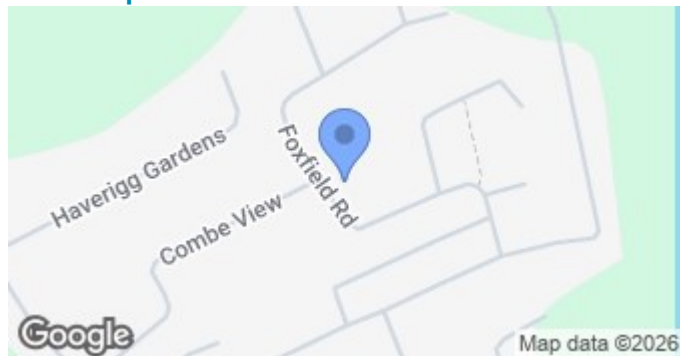
15'6" x 8'0" (4.74 x 2.44)



- Sought After Location
 - Quiet Area
- Large Open Floor Living Room
 - Gas Central Heating
- Large Rear Garden
- Garage and Driveway
- Council Tax Band - B
 - EPC -



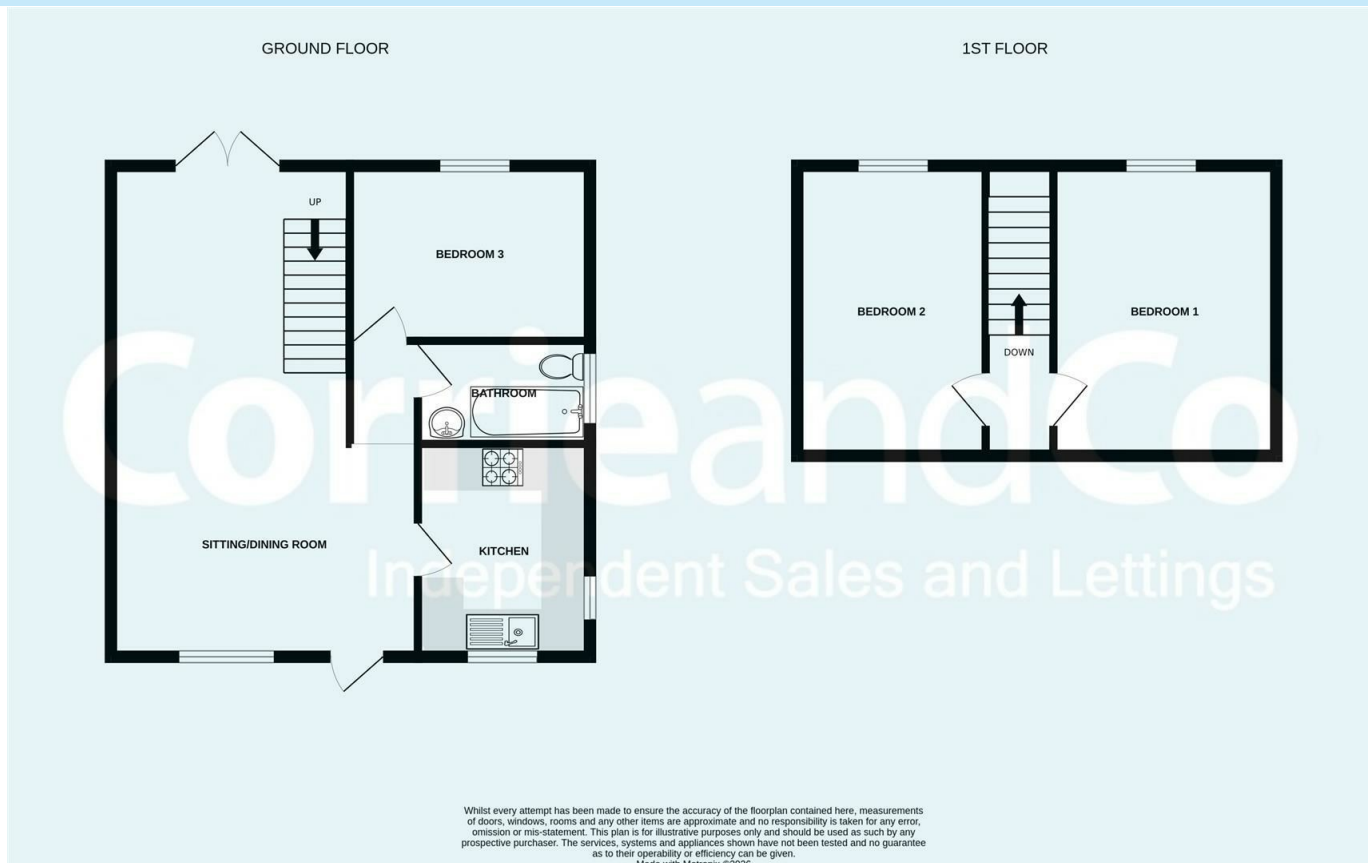
Road Map



Terrain Map



Floor Plan



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 whether buying or selling.

Estate agents are required by law to check a buyers /sellers identity to prevent Money Laundering and fraud. You do have to produce documents to prove your identity or address and information on your source of funds. Checking this information is a legal requirement to help safeguard your transaction, and failing to provide ID could cause delays. Corrie and Co, outsource these checks to speed up the process. The company does charge for such checks, please ask for more information and guidance on associated costs.

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

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ 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 ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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	