



The Barn, Court 5 Market Street

Dalton-In-Furness, LA15 8AS

Offers In The Region Of £144,500



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A beautifully presented one-bedroom courtyard barn set within a sought-after location, combining character features with modern comfort. The property offers well-proportioned accommodation, including a bright open-plan living space, a fitted kitchen, and a spacious double bedroom. Retaining charming barn-style details, the home benefits from a front external area, ideal for outdoor seating. The property will also be sold fully furnished.

Entering the property through the courtyard, you are welcomed into the characterful ground floor, where exposed stonework and beams immediately set the tone for this charming barn conversion.

The front door opens into the lounge, a well-proportioned and inviting living space featuring an exposed timber beam, built-in shelving and space for comfortable seating. This room enjoys a cosy feel while still offering excellent natural light, making it ideal for both relaxing and entertaining. Useful built-in storage is also tucked neatly away, adding to the practicality of the space. From the lounge, the property flows through to the kitchen/diner. Fitted with a range of cream shaker style wall and base units with complimentary laminate oak work surfaces, the kitchen provides ample space for free standing appliances, with room for a small table. An additional storage cupboard enhances functionality, making this level particularly well laid out for everyday living.

Stairs rise to the first floor, leading to a generous landing giving access to bedroom one and the bathroom. The double bedroom is well sized and comfortably accommodates bedroom furniture, and has been decorated neutrally. The four piece white bathroom suite comprises of a bath, a shower cubicle, a WC and a pedestal sink.

Externally, the property benefits from a private courtyard area to the front, perfect for outdoor seating or potted plants, providing a quiet and charming space to enjoy.

Lounge

10'6" x 17'8" (3.21 x 5.39)

Kitchen Diner

12'0" x 8'8" (3.67 x 2.66)

Bathroom

12'1" x 5'6" (3.70 x 1.70)

Bedroom

10'11" x 9'10" (3.35 x 3.01)



- Ideal for a Range of Buyers
- Tasteful Decor Throughout
- Four Piece Bathroom Suite
- Council Tax Band - A
- Popular Location
- Close to Amenities
- Gas Central Heating
- Double Glazing



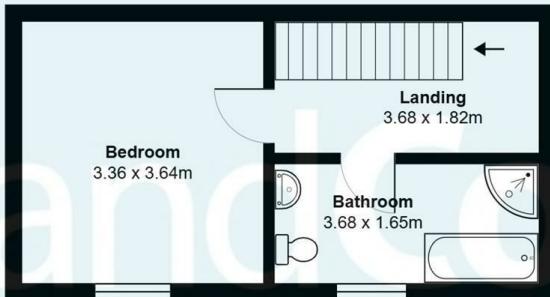
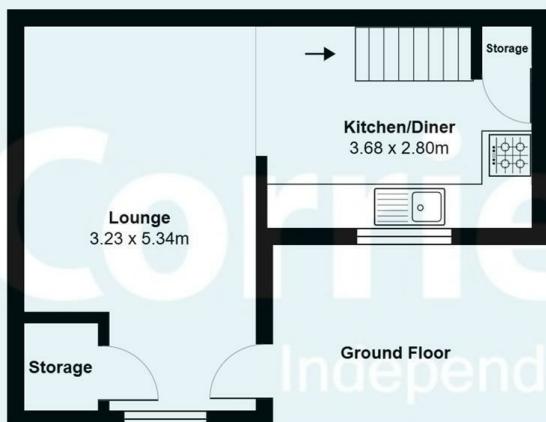
Road Map



Terrain Map



Floor Plan



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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	