CorrieandCo

INDEPENDENT SALES & LETTING AGENTS

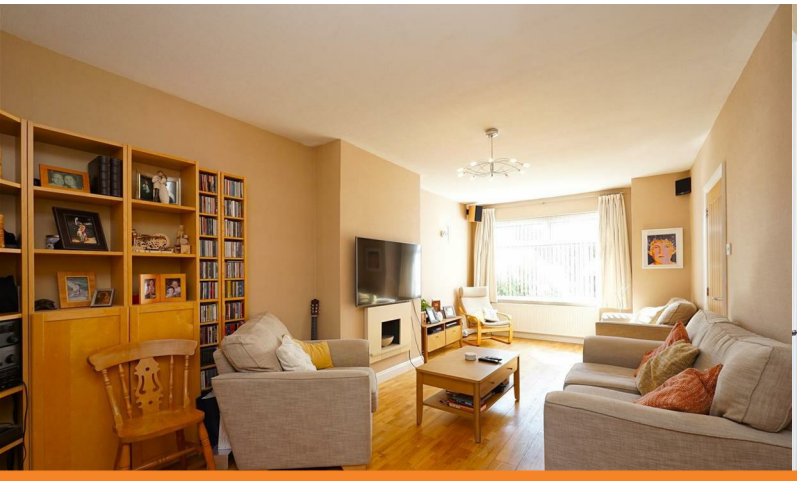


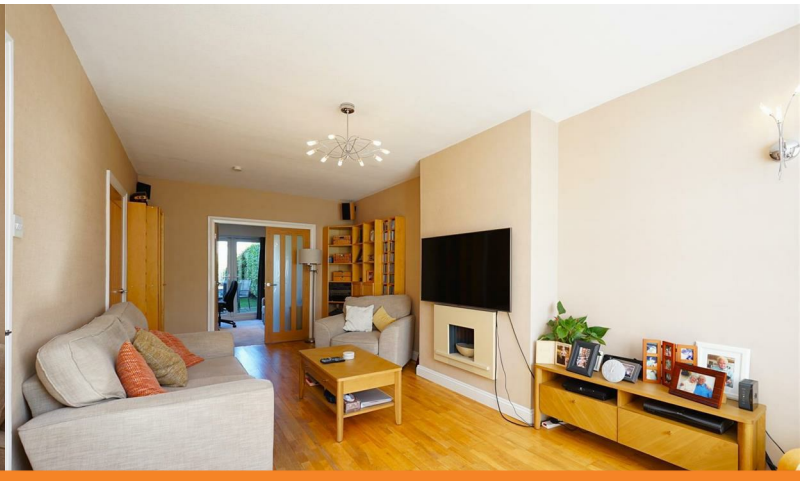
40 Cowlarns Road

Barrow-In-Furness, LA14 4HJ

Offers In The Region Of £275,000

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40 Cowlarns Road

Barrow-In-Furness, LA14 4HJ

Offers In The Region Of £275,000







This three-bedroom extended semi-detached home is located in a highly sought-after area, close to local amenities, making it an ideal family residence. The property offers off-road parking, a garage, and well-maintained gardens at both the front and rear. Inside, the home boasts a modern and neutral decor throughout, providing a fresh and welcoming atmosphere. With spacious living areas and a convenient layout, it offers both comfort and style for modern family living.

As you approach the property there is off road parking, a garden area and access to the garage.

Upon entering the property you arrive into the hallway which provides access to the lounge, kitchen diner and staircase. The lounge is a spacious room which has been neutrally decorated and provides access to both the music room and kitchen diner. The music room is a great addition to the property and has been neutrally decorated. It is also versatile for use. The kitchen diner has been fitted with white high gloss handleless wall and base units with grey work surfaces. The integrated appliances include a double oven, induction hob and extractor fan. There is also additional space for free standing appliances.

To the first floor there are three bedrooms and a family bathroom. The first bedroom is situated to the front aspect of the property and is a generously size room. The second bedroom is situated to the rear aspect of the property and is currently being used as a secondary lounge. The room has also been neutrally decorated and fitted with carpeting. The third bedroom is also situated to the front aspect of the property. The family bathroom has been fitted with a three piece suite comprising of a WC, vanity sink and a bath with an over bath thermostatic rainfall shower attachment.

To the rear of the property there is a well maintained private rear garden. There is a lawn and patio area ideal for outdoor seating and relaxation.

Entrance Hall
8'0" x 5'9" (2.447 x 1.757)

Living Room
22'2" x 10'9" (6.771 x 3.300)

Music Room
8'10" x 8'3" (2.706 x 2.529)

Kitchen-Diner
14'2" x 11'3" (4.337 x 3.439)

Landing
7'1" x 6'4" (2.163 x 1.951)

Bedroom One
13'2" x 9'8" (4.018 x 2.955)

Bedroom Two
9'7" x 8'8" (2.934 x 2.642)

Bedroom Three
7'7" x 7'1" (2.325 x 2.171)

Family Bathroom
7'0" x 5'4" (2.156 x 1.636)

Lean-to/Garage
14'1" x 7'6" (4.302 x 2.302)



- Ideal Family Home
- Close to Amenities
- Modern Decor Throughout
- Off Road Parking
- Gas Central Heating
- Popular Location
- Garden to Front and Rear
- Garage
- Double Glazing
- Council Tax Band - C

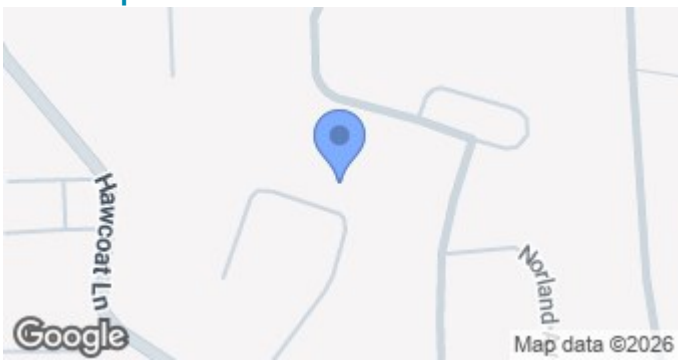








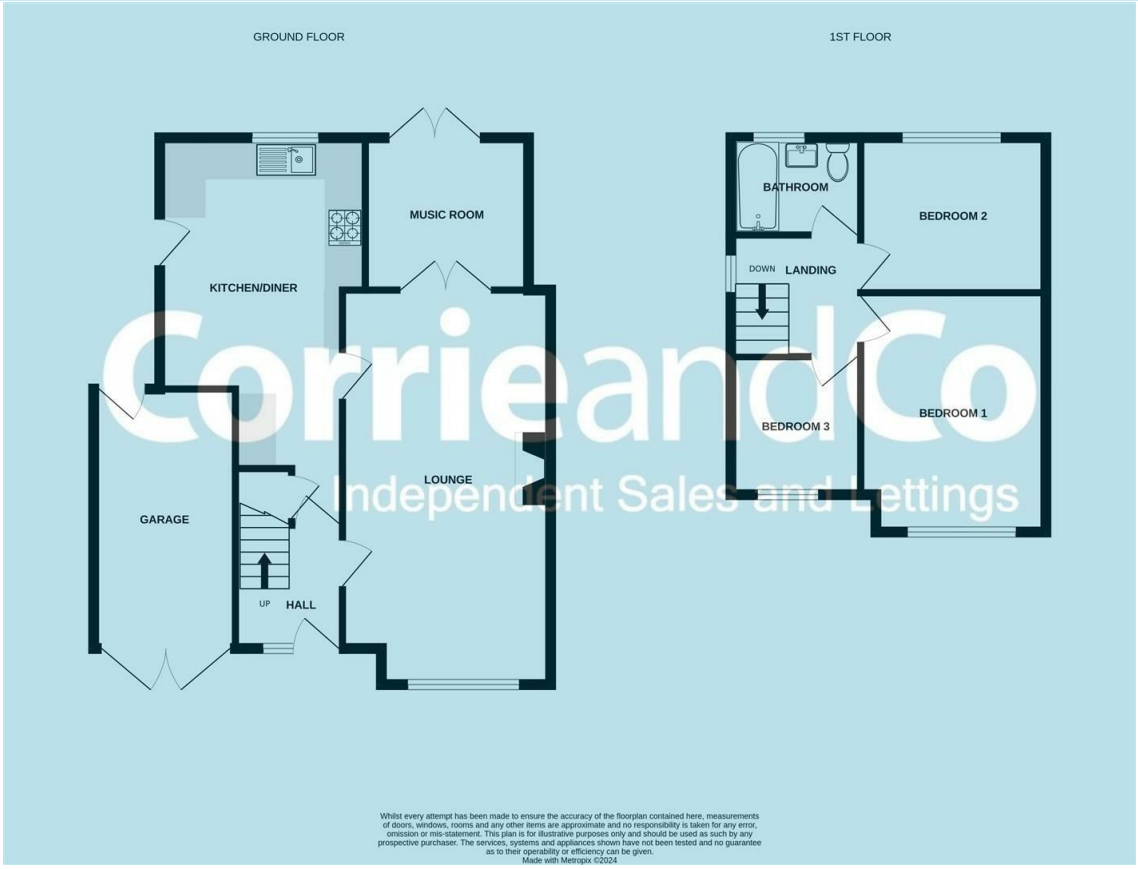
Road Map



Terrain Map



Floor Plan



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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.

