

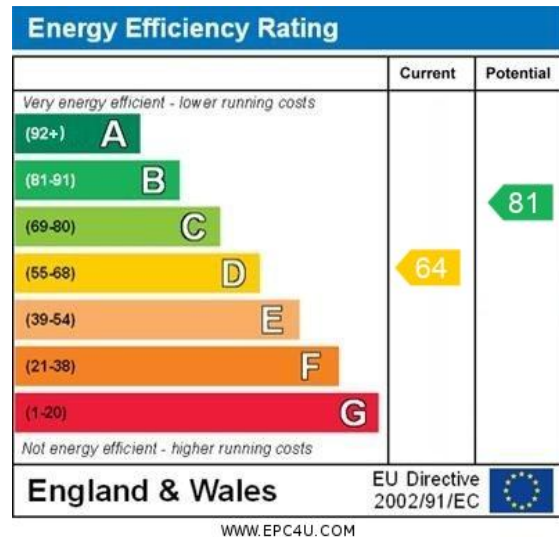


82 Marsh Street, Barrow

General

Within the particulars mention has been made of power points, possibly central heating systems and appliances within the property. In accordance with the Estate Agency Act 1979 we advise that none of the appliances, power points or heating systems have been tested by this office prior to sale. All measurements are approximate.

When viewing properties offered for sale through W. G. Ross and Company Limited, it can often be of assistance to ascertain the marketable value of your own property and the staff of Ross Estate Agencies will be pleased to visit your home, without obligation, to give helpful advice regarding the transfer and purchase of property.



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

Tenure

Freehold

Council Tax Band

A

Contact Details

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Marsh Street | Barrow-in-Furness | LA14 2AA

Asking Price £84,950

- Calling All Investors/Landlords
- Mid Terrace Property
- Popular Location
- Hallway, 2 Reception Rooms
- Fitted Kitchen
- 2 Double Bedrooms
- Spacious Bathroom
- Central Heating, Double Glazing, Rear Yard
- Vacant Possession
- Council Tax Band A, Freehold

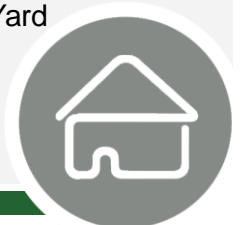


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Residential Sales Residential Lettings Commercial Sales & Lettings





Property Description

Calling all landlords/investors!!

We are pleased to bring to the market this well presented mid terrace property in a popular location close to local amenities, transport links, schools, BAE and the town centre. The property comprises of entrance hallway leading to lounge, open to the dining room, kitchen, 2 double bedrooms and a spacious bathroom. The property benefits from central heating, double glazing and a rear yard. The property is being sold with vacant possession and would be an ideal addition to a rental portfolio which would make a good yield.

SERVICES

Gas, Water, Telephone, Electric and Drainage.

FRONTAGE

Double glazed door.

VESTIBULE

Dado rail, laminate flooring and door to-

ENTRANCE HALL

Stairs to first floor, borrowed frosted window, laminate flooring and coved ceiling.

LOUNGE

10' 6" x 11' 7" (3.21m x 3.55m)

Double glazed windows, dado rail, coved ceiling, radiator and open to-

DINING ROOM

12' 11" x 11' 7" (3.94m x 3.55m)

Double glazed window, dado rail, borrowed frosted window, under stairs storage and door to kitchen.

KITCHEN

Double glazed windows, double glazed door, fitted wall and base storage units with worktops to compliment, inset stainless steel sink unit with mixer taps, cooker point with extractor over, plumbing for washer, radiator and laminate flooring.

LANDING

Spindle staircase and doors to-

BEDROOM 1

14' 6" x 11' 11" (4.42m x 3.64m)

Double glazed window, radiator and feature fire surround with open fireplace.

BEDROOM 2

12' 6" x 9' 0" (3.82m x 2.76m)

Double glazed window, radiator, storage cupboard and dado rail.

BATHROOM

Double glazed frosted window, radiator, 3 piece suite with low level WC, pedestal hand wash basin with mixer taps, panel enclosed bath with mixer taps/shower head over, paneled walls, paneled ceiling and storage cupboard.

YARD

Access gate and water tap.

VIEWINGS

Key accompanied.

AGENT NOTE

In order to be able to purchase a property in the UK, all agents have a legal requirement to conduct identity checks on all customers involved in the transaction to fulfil their obligations under anti money laundering regulations. Ross Estate Agencies outsource this check to a third party and an additional charge to purchasers will apply. Please contact the office for more details.

