



432 Marine Road East

Bare, Morecambe, LA4 6AA

A Distinctive Detached House Overlooking Morecambe Bay Offering
Spacious Accommodation (3300 square feet) with 5 Double Bedrooms and
Panoramic Views

01.02.2011 Reduced From £499,950 to:-

£475,000

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Description

An extremely spacious and distinctive detached residence situated on Morecambe Bay sea front offering panoramic views and over 3300 square feet of accommodation. Constructed circa 1930 this property retains many original period features as well as double glazing and gas central heating. The well proportioned accommodation offers 2 spacious reception rooms, dining room/games room, kitchen/diner, utility room, conservatory, 5 double bedrooms one with en-suite, family bathroom, 3 separate WC's and an enclosed balcony to the front taking in the wonderful views over the Bay towards the Lake District. There are gardens to the front and rear as well as a detached garage and parking for several vehicles on the driveway. Internal viewing is strongly recommended to appreciate the position and size of accommodation on offer.

Entrance

UPVC double glazed panelled double door leading to: -

Porch

Wall light point. Timber casement obscured double glazed panelled door with matching side panels leading to: -



Entrance Hall

Stairs leading to first floor landing. Central heating radiator. Central heating thermostat. Telephone point. Coved ceiling. Power and light. Sliding door to: -

Downstairs WC

2 piece suite in white consisting of low flush WC and pedestal wash basin. Part tiled walls to complement. Timber casement obscured double glazed window. 'G-tag' security alarm panel. Under stairs cupboard with trap door leading to cellar. Ceiling light point.



Main Lounge

Approx 6.07m x 5.47m (19'10" x 17'11")

Feature fireplace with stone hearth and mantle and inset living flame gas fire. Timber casement obscure double glazed window. 2 x central heating radiators. Telephone point. Solid Oak flooring. Picture rail. Coved ceiling. Power and light. Timber casement double glazed panelled double doors leading to: -



Conservatory

Approx 5.87m x 2.29m (19'03" x 7'05")

UPVC double glazed sliding doors leading to rear garden. 2 x central heating radiators. Power and light.



Kitchen/Diner



Kitchen/Diner

Approx 7.22m x 4.96m (23'08" x 16'03") max

Single drainer stainless steel double sink with base units. Range of matching wall, drawer and base units with contrasting roll top working surfaces incorporating 'Neff' 5 ring gas hob with 'Miele' extractor fan above and raised 'Neff' electric fan oven and grill. Working surfaces extend to breakfast bar. Splash back tiling to complement. Plumbed for automatic dish washer. Space for free standing fridge-freezer. 2 x UPVC double glazed windows. Access to larder cupboard. Floor mounted 'British Gas' central heating boiler. 2 x central heating radiators. Telephone point. Central heating programmer. Television aerial point Door leading to: -

Utility Room

Approx 2.03m x 1.52m (6'07" x 5'00")

Wall and base units with work top surfaces incorporating single drainer stainless steel sink. Plumbed for automatic washing machine and automatic dryer. Timber casement secondary glazed window. Power and light.

2nd Downstairs WC

WC. Timber casement obscured secondary glazed window. Ceiling light point.



Dining Room/Games Room

Approx 7.98m x 3.63m (26'02" x 11'11")

Dual aspect UPVC double glazed windows, one providing outstanding views across Morecambe Bay. Built in drinks bar. 2 x central heating radiators. Coved ceiling. Power and light.



Sitting Room

Approx 5.18m x 4.84m (16'11" x 15'10")

Feature fireplace providing hearth and mantle with inset living flame gas fire. 2 x timber casement obscured decorative secondary glazed windows. 1 x UPVC double glazed window overlooking Morecambe bay. 2 x central heating radiators. Television aerial point. Plate shelf. Coved ceiling. Large wall mirror. Power and light.



First Floor Landing

Loft access hatch with pull down ladders leading to part boarded and insulated loft. Storage cupboard. Central heating radiator. Central heating thermostat. Picture rail. Covered ceiling. Power and light. Aluminium double glazed sliding door leading to: -



Enclosed Balcony

Approx 2.92m x 4.50m (9'06" x 4'11")

UPVC double glazed enclosed balcony with panoramic and elevated views over Morecambe Bay towards the Lake District. Power and light.



Master Bedroom

Approx 4.87m x 4.23m (15'11" x 13'10")

UPVC double glazed window with front outlook over Morecambe Bay. Central heating radiator. Fitted wardrobes providing hanging and shelving space. Central heating radiator. Covered ceiling. Television aerial point. Power and light. Double doors leading to: -



En-suite

2 piece suite in white consisting of low flush WC. Bidet. Wash basin with vanity units beneath and multi jet steam shower cubical. Fully tiled walls and floor to complement. Timber casement obscured double glazed window. Central heating radiator. Wall mounted 'Powerflow' electric warm air heater. Shaver point. Down lighting.



Bedroom 2

Bedroom 2

Approx 5.46m x 4.86m (17'11" x 15'11")

Dual aspect UPVC double glazed windows. 2 x central heating radiators. Wash basin. Coved ceiling. Power and light.



Bedroom 3

Approx 4.70m x 3.64m (15'05" x 11'11")

UPVC double glazed window with front outlook over Morecambe Bay. Wash basin with vanity unit beneath. Fitted wardrobes providing hanging and shelving space. Central heating radiator. Picture rail. Coved ceiling. Power and light.



Bedroom 4

Approx 4.25m x 3.30m (13'11" x 9'00")

UPVC double glazed window with rear outlook. Wash basin with vanity units beneath. Fitted wardrobes providing hanging and shelving space. Central heating radiator. Picture rail. Coved ceiling. Power and light.

Bedroom 5/Study

3.64m x 3.19m (11'11" x 10'05")

UPVC double glazed window with side outlook. Fitted wardrobes shelving space. Central heating radiator. Picture rail. Coved ceiling. Power and light.



Family Bathroom

Family Bathroom

3 piece suite in white consisting of WC, wash basin with vanity unit beneath and 'Jacuzzi' bath with overhead shower and fitted shower screen. Fully tiled walls and floor to complement. Timber casement obscured double glazed window. Central heating radiator. Heated towel rail. Airing cupboard housing hot water cylinder. Shaver point. Down lighting.

Separate WC

Low flush WC in white. Timber casement obscured double glazed window. Ceiling light point.

Outside

Front Garden

Front garden with shrub border surround. Tarmac driveway leading to: -

Detached Garage

Approx 6.39m x 4.54m (20'11" x 14'10")

4 x timber casement windows. UPVC obscured double glazed door. Fitted units and worktops. Power and light.



Rear Garden

Raised patio seating area overlooking garden. Lawn area with shrub boarder surround.

Tenure: Freehold

Property Banding: G

17.06.2011 Ref: - 3525

IMPORTANT: Photographs are reproduced for general information only therefore it must not be inferred that any items shown are included for sale within the property.

Floor Plan



Total area: approx. 309.6 sq. metres (3332.0 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan, all measurements and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability can be given. GF Property Sales. Plan produced using The Mobile Agent.

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URGENT BUSINESS CONTACT:-
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Viewing by appointment please telephone 01524 401 402

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