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INDEPENDENT SALES & LETTING AGENTS

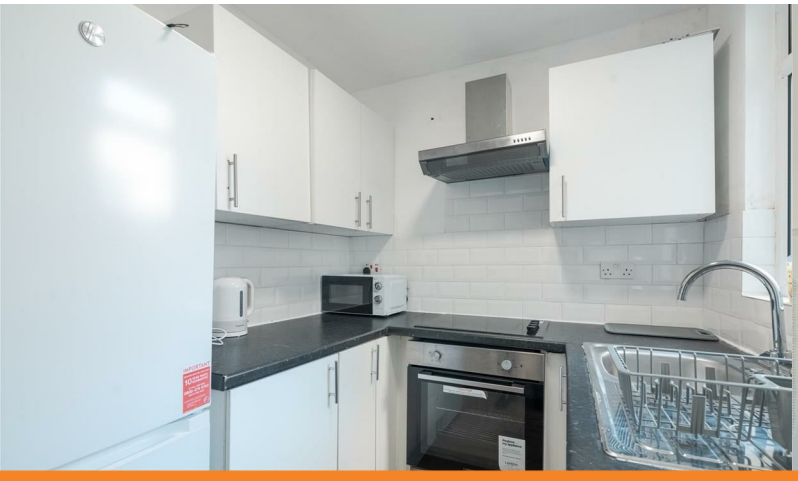


# 31 Keppel Street

## Barrow-In-Furness, LA14 1NN

**Offers In The Region Of £79,950**

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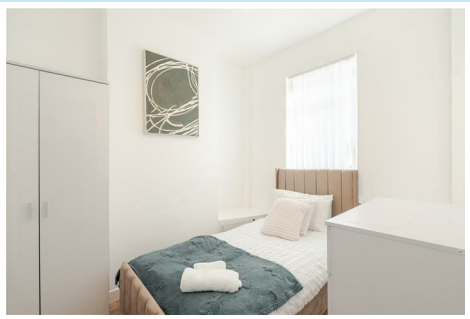
# 31 Keppel Street

## Barrow-In-Furness, LA14 1NN

## Offers In The Region Of £79,950







*A superb mid terrace home situated just a stone's throw from the town centre, offering convenient access to a range of local amenities, schools, transport links and eateries. Modernised throughout and presented in neutral decor, the property provides a fresh and welcoming living space, ready for its new owner to move straight into. Ideally suited to first time buyers looking to take their first step onto the property ladder, the home also presents an appealing opportunity for investors seeking a conveniently located addition to their portfolio. Available now with no upper chain.*

Entering the property, you are welcomed into the hallway, with stairs leading to the first floor and access to the ground floor accommodation.

The first reception room is positioned to the front of the property and offers flexibility for use as a lounge or bedroom, depending on individual needs. A window allows natural light to flow into the room. Moving through the hallway, you come to a further reception room, which again, could also be used as a bedroom or lounge, providing versatile accommodation to suit a variety of lifestyles.

The kitchen is positioned to the rear of the property and is fitted with a range of units incorporating a sink and hob. A door provides access to the rear yard, where you will also find a useful shed offering additional storage.

Ascending to the first floor, you will find two further bedrooms and the family bathroom. The first floor lounge/bedroom provides a generous and versatile space, suitable for use as a principal bedroom or additional reception room. The remaining bedroom offers further accommodation for family members, guests or use as a home office. The family bathroom comprises a bath, wash basin and WC, completing the first floor accommodation.

**Reception One / Bedroom**
7'1" x 9'6" (2.17 x 2.91 )

**Reception Two**
7'1" x 11'2" (2.16 x 3.41 )

**Kitchen**
8'7" x 6'6" (2.64 x 1.99 )

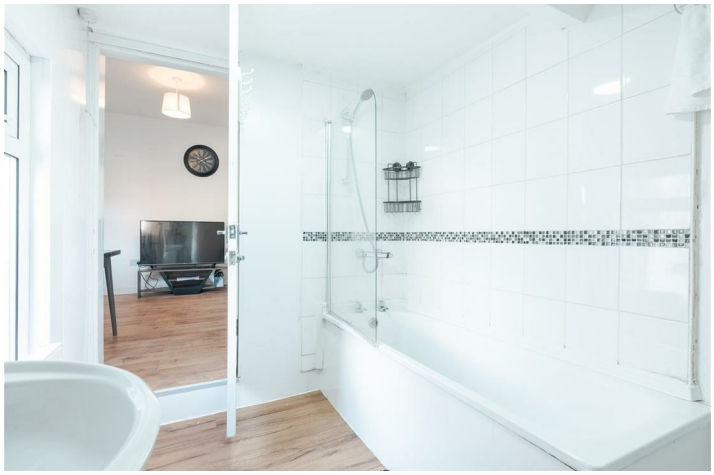
**Reception / Bedroom (First Floor)**
10'7" x 10'9" (3.25 x 3.29 )

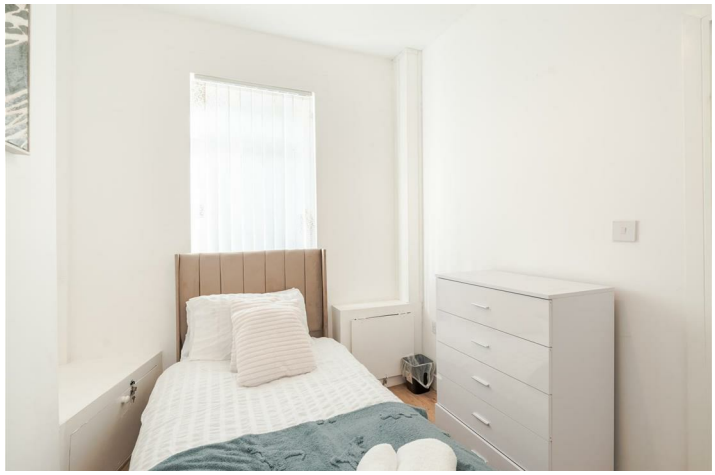
**Bedroom**
9'3" x 10'7" (2.82 x 3.23)

**Bathroom**
6'6" x 8'10" (2.00 x 2.70 )



- Conveniently located mid terrace home
- Neutral and modernised throughout
- Yard to the rear
- Close proximity to BAE Systems
- Ideal for a first time buyer or investor
- Gas central heating
- Walking distance to amenities
- Council tax band - A

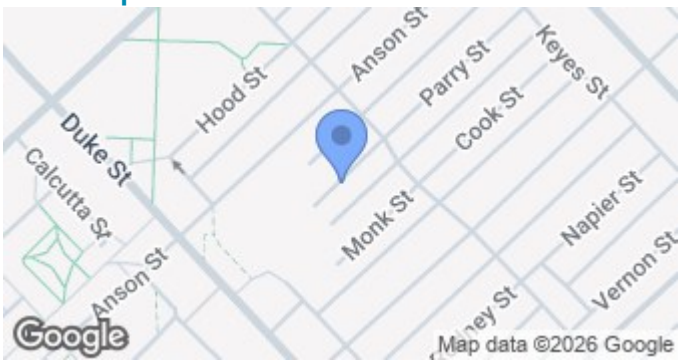




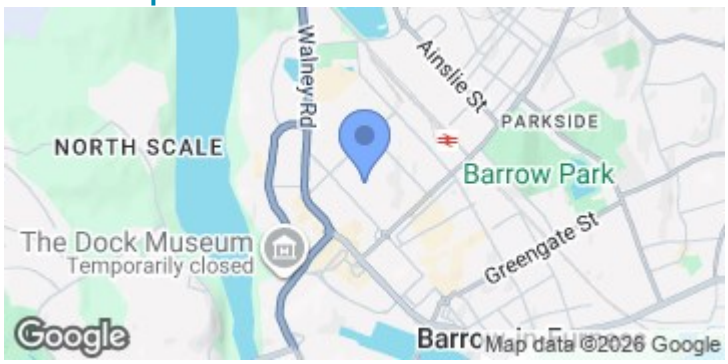




## Road Map




## 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.

