

**£159,950**

Lancaster Road,  
Morecambe LA4



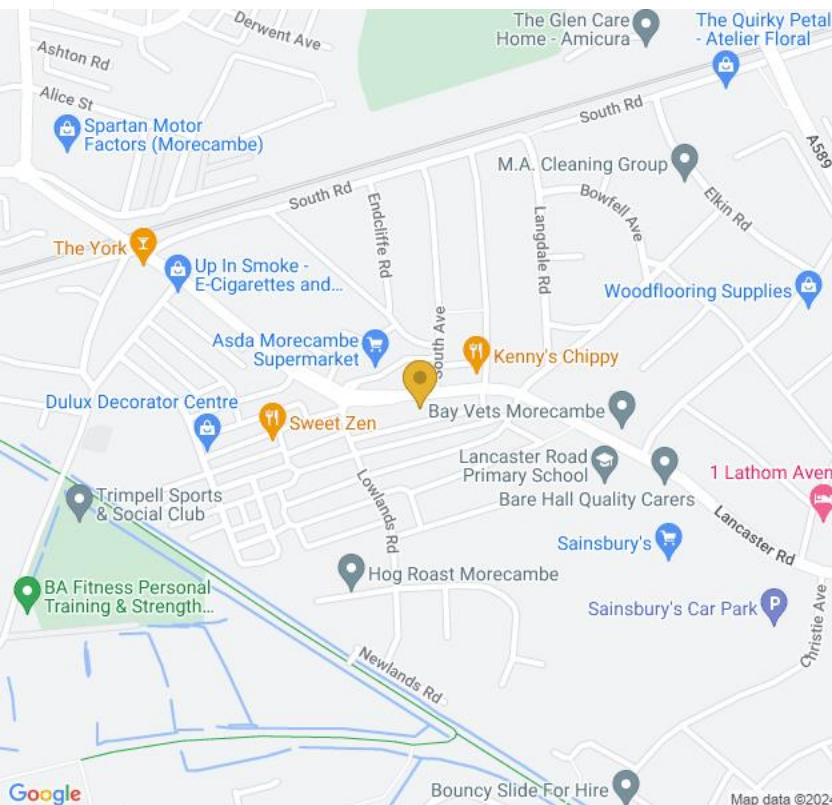
**Morecambe**  
**3-7 Victoria Street**  
**Morecambe LA4 4AE**

**Tel: 01524 832929**

**Email: morecambe@farrellheyworth.co.uk**

**<https://www.farrellheyworth.co.uk/morecambe>**

- **\*\*VIRTUAL VIEWING AVAILABLE. CLICK ON THE VIDEO TOUR ABOVE\*\***
- **Great Investment Purchase - Four Bedroom Maisonette And Shop Unit**
- **\* Large Garage/Storage Unit \* 4 Bed Maisonette \* Main Road Shop**
- **Prime Main Road Position Great For Passing Trade - No Chain**
- **Generous Garage Unit To Rear And Forecourt Parking**



Every care has been taken with the preparation of these Particulars but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance to you, we will be pleased to check the information for you. These Particulars do not constitute a contract or part of a contract.

All measurements quoted are approximate and plans are for general guidance and are not to scale. The Fixtures, Fittings & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale.

Company Details - Farrell Heyworth Limited.

Registered Office: Second Floor Office Suite, The Pavillion, Church Street, Lancaster, LA1 1EX

Registered in England No. 3798432

Directors CP Heyworth FNAEA, JF Collins, JR Collins, SW Penny FRICS, JAG Shellcross MNAEA, JA French

**EPC F**

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We are pleased to offer for sale this spacious end terraced property which is positioned in a prominent main road position on the entry road to Morecambe centre.

To the ground floor there is a spacious retail unit with plenty of storage room. Over the first and second floors there is a spacious bay fronted lounge, a fitted kitchen, four bedrooms and a family bathroom.

The property benefits from gas central heating and double glazing.

There is a yard, off street parking and a large storage unit/garage.

The property makes a great opportunity to purchase a prime site window for an office or shop unit. The storage unit/garage will make a great base for a business and the living accommodation ideal for rental income or owners accommodation.

The property is offered for sale with no upward chain.

Tenure: Freehold  
Freehold information: Business Rates TBC

Council Tax: Band A

