

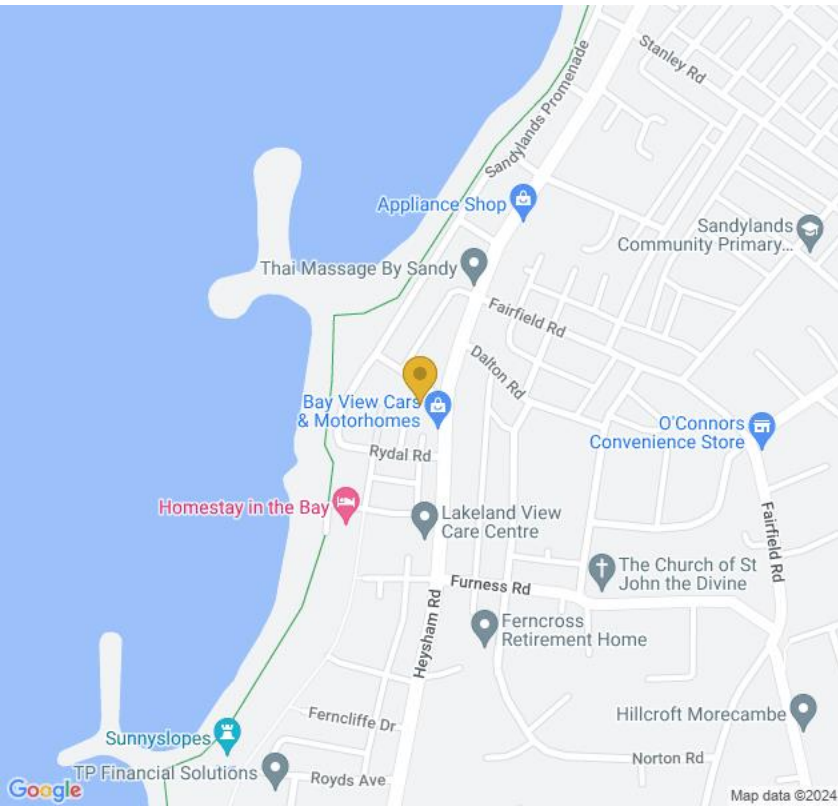


Ground Floor

First Floor

Second Floor

Third Floor



Morecambe
3-7 Victoria Street
Morecambe LA4 4AE

Tel: 01524 832929
Email: morecambe@farrellheyworth.co.uk
<https://www.farrellheyworth.co.uk/morecambe>

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

£375,000

Heysham Road, Heysham,
Morecambe LA3

Farrell
Heyworth
Sales & Lettings



- ****VIRTUAL VIEWING AVAILABLE. CLICK ON THE VIDEO TOUR ABOVE****
- **Large Terrace Property Currently Split Into Two Flats and a Bedsit**
- **Includes Former Salon/Hairdresser In Prominent Main Road Position**
- **Close To Sandylands Promenade With Partial Sea Views**
- **Off Street Parking - No Upward Chain**

EPC F

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An opportunity to purchase this larger than average, four storey terraced building located on Heysham Road in the Sandylands area between Heysham and Morecambe. The property has previously been used as flats and holiday flats and would make a great investment for a residential landlord or Air BnB rental.

On the ground there is a front room which has previously been used as a hair salon and a rear bedsit/flat. To the first floor is a self contained one bedroom flat. To the second/third floor there is three bedroom maisonette.

Externally, there is an abundance of parking with area to the front, rear patio garden and generous forecourt providing off street parking for several vehicles.

From various points in the house there are views towards the sea front, promenade and Morecambe Bay. This would make a fantastic home or could supply a fantastic income from x 3 letting flats and the front room as a salon or other commercial use (subject to relevant permissions). The location enjoys good access to a range of nearby amenities with schools, health centre, road links and regular bus services providing access into Morecambe town centre, nearby Heysham Village and Lancaster city.

The Morecambe area takes full advantage of the Bay Gateway link road which provides enhanced access now to the Lake District, Kendal, Yorkshire Dales, Preston and central Lancashire.

The Morecambe area is currently under review for the Eden Project North which we believe will significantly enhance the popularity of the area and boost the local economy.

(Please note the sale does not include the basement as this is under separate ownership).

Tenure: Freehold
Freehold information: Each Flat is in Council Tax Band A
Council Tax: Band A





