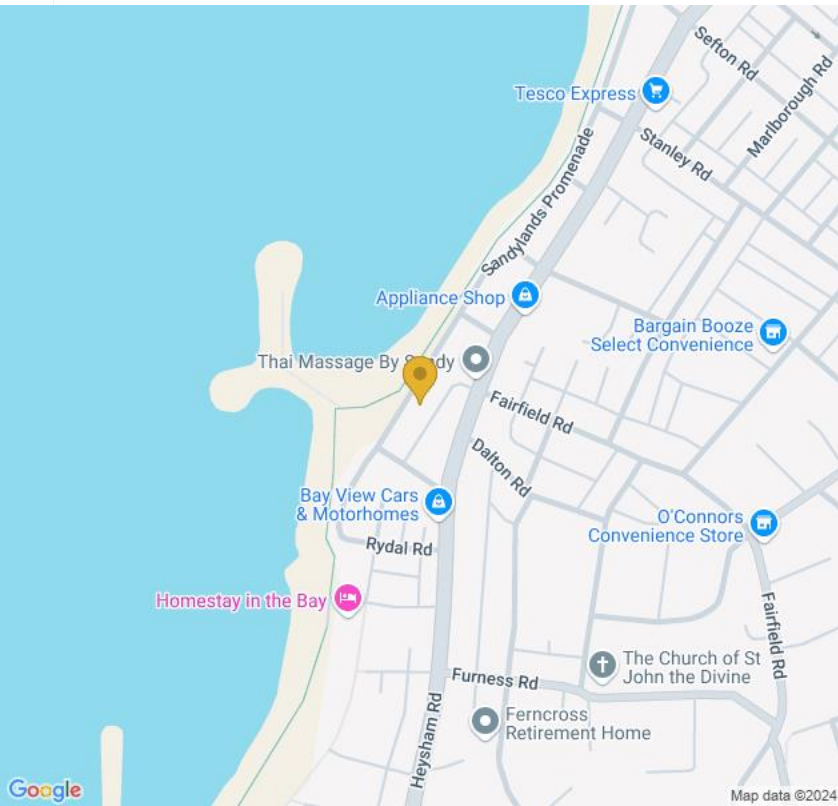


£129,950

80 Sandylands Promenade,  
Heysham, Morecambe LA3



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

**Tel: 01524 832929**  
**Email: [morecambe@farrellheyworth.co.uk](mailto:morecambe@farrellheyworth.co.uk)**  
**<https://www.farrellheyworth.co.uk/morecambe>**



- **\*\*VIRTUAL VIEWING AVAILABLE. CLICK ON THE VIDEO TOUR ABOVE\*\***
- **One Bedroom Top Floor Flat On The Popular Sandylands Promenade**
- **Lounge, Kitchen, Bathroom Plus A Good Sized Bedroom**
- **Fantastic Views Of Morecambe Bay And The Lakeland Fells Beyond**
- **Finished To A Good Modern Standard - Residents Car Park To Rear**

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 C**

[www.farrellheyworth.co.uk](http://www.farrellheyworth.co.uk)





Fantastic opportunity to purchase this top floor flat, the property is well presented, situated in the popular Sandylands location of Morecambe. The property boasts stunning views of Morecambe Bay and the Lakeland fells beyond.

On internal inspection the property briefly comprises; hall, lounge, kitchen, bathroom and double bedroom.

Externally the property benefits from an intercom system, a designated parking bay to the rear and the beach literally on your doorstep!

Viewings are highly recommended to appreciate this superb property on offer.

Tenure: Leasehold  
 Leasehold information: Terms: 250 years from 1st January 2018  
 Current Ground Rent:  
 Current Maintenance/Service Charges: £50 per calendar month.  
 All residents own a quarter share of the freehold.  
 Council Tax: Band A



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