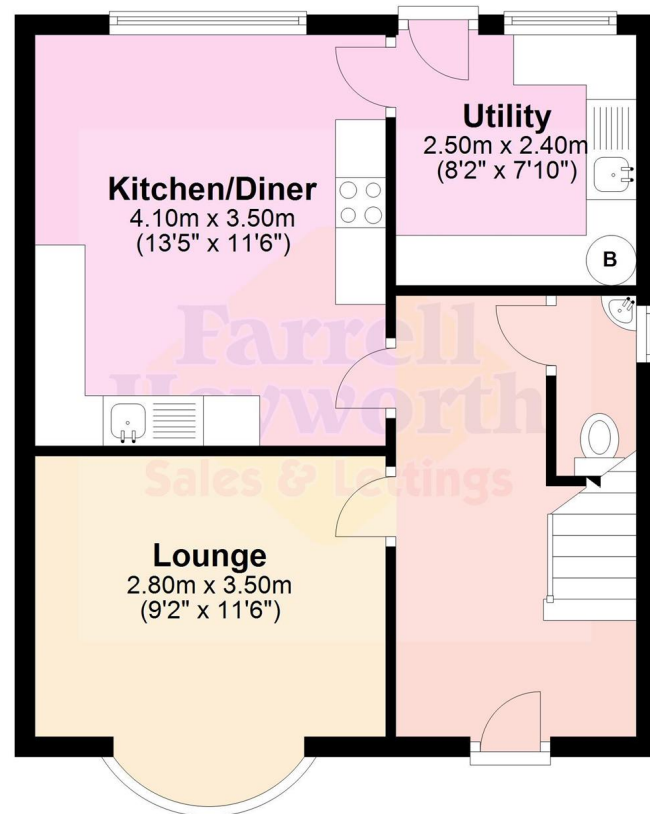


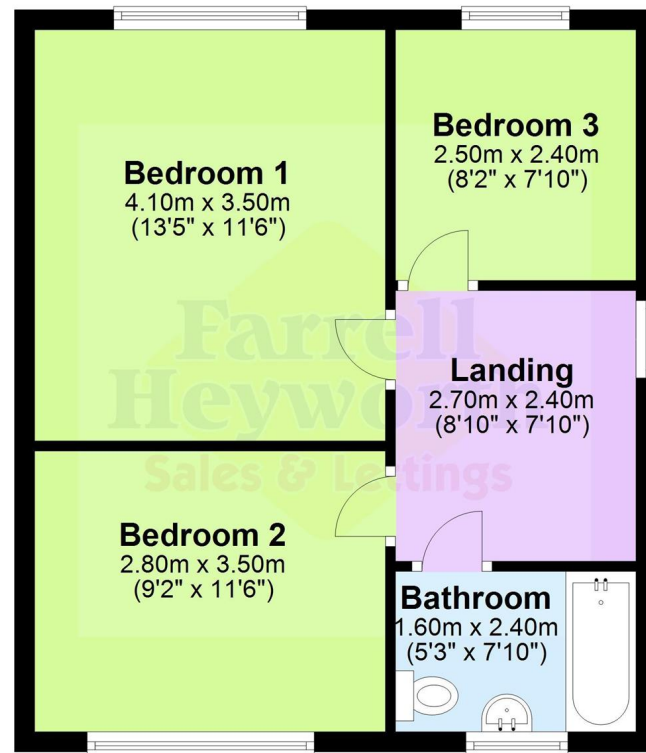
**£200,000**

Daisy Bank, Lancaster LA1

**Ground Floor**



**First Floor**



Lancaster  
18 New Street  
Lancaster LA1 1EG

Tel: 01524 842222

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- Three Bedroom Semi-Detached Property With Picturesque Views
- Situated In A Semi-Rural Position, Close to City Centre
- Lounge, Kitchen/Diner, Utility Room, Bathroom & GF WC
- Extensive Garden To Rear, A Separate Plot Plus Garden To Front
- Private Positioned Home With Plenty Of Potential & Scope

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

**Pending EPC**

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





Situated in the ever popular south Lancaster area on Daisy Bank, set on the edge of Quernmore Road, marking the end of Lancaster city centre. This three bedroom semi-detached home has wonderful picturesque views to the front and rear which encaptures the lovely greenery surrounding the property. It is a rare opportunity for anyone looking to put their own personal stamp on with plenty of scope and potential.

Located within a short distance to the popular Lancaster boy's grammar school and Williamsons park with woodland walks. Also, within easy access to Lancaster city centre and access to open countryside.

The accommodation comprises good size entrance hall with a downstairs wc. There is a lovely generous size lounge with a feature bay window. To the rear there is a great size kitchen/diner with modern cream wall and base units, integrated four ring induction hob, oven and grill. There is also a good size utility area but with the potential scope and vision could be converted to a very spacious kitchen/diner.

Upstairs, there are two double bedrooms and a great size third bedroom. The family bathroom is fitted with a white three piece suite including a toilet, wash hand basin, bath and a baby blue feature wall.

The property has gas central heating, double glazing and is sold with no onward chain delay.

Externally, to the rear there is a spacious enclosed garden which is a lovely private area for families to appreciate in the summer months and young children to enhance their development. There is also a separate plot offering additional land to the rear which could be utilised as off road parking and a single garage (subject to the appropriate planning permission).

Tenure: Leasehold

## “ What The Agent Says ”

If you would like to view this property, call Farrell Heyworth Lancaster on 01524 842222.

