



Ilford Road, Blackpool

Blackpool

Offers Over **£120,000**

3 Ilford Road

Blackpool, Blackpool

This charming 2-bedroom semi-detached house is the ideal first-time buy for those seeking a well-presented property in a convenient location. Enter through the front door into a welcoming hallway, leading to a spacious and beautifully appointed living room. The interior of the property has been tastefully decorated throughout, designed with modern living in mind.

The accommodation comprises two generous double bedrooms, providing ample space for a growing family or those who require a home office. The bathroom is well-appointed with a contemporary suite and features a bath with shower over, ensuring a relaxing and refreshing experience. The property also benefits from ample storage space, with built-in wardrobes in both bedrooms and additional storage cupboards throughout the house.

Outside, the property boasts a low maintenance front garden, providing an attractive entrance befitting this delightful home. The rear garden is a true gem, featuring a southerly facing aspect that guarantees plenty of sunshine throughout the day. This private outside oasis is perfect for relaxing and entertaining, with its enclosed gravel design ensuring low maintenance and easy upkeep. Gated side access allows for added convenience and security.

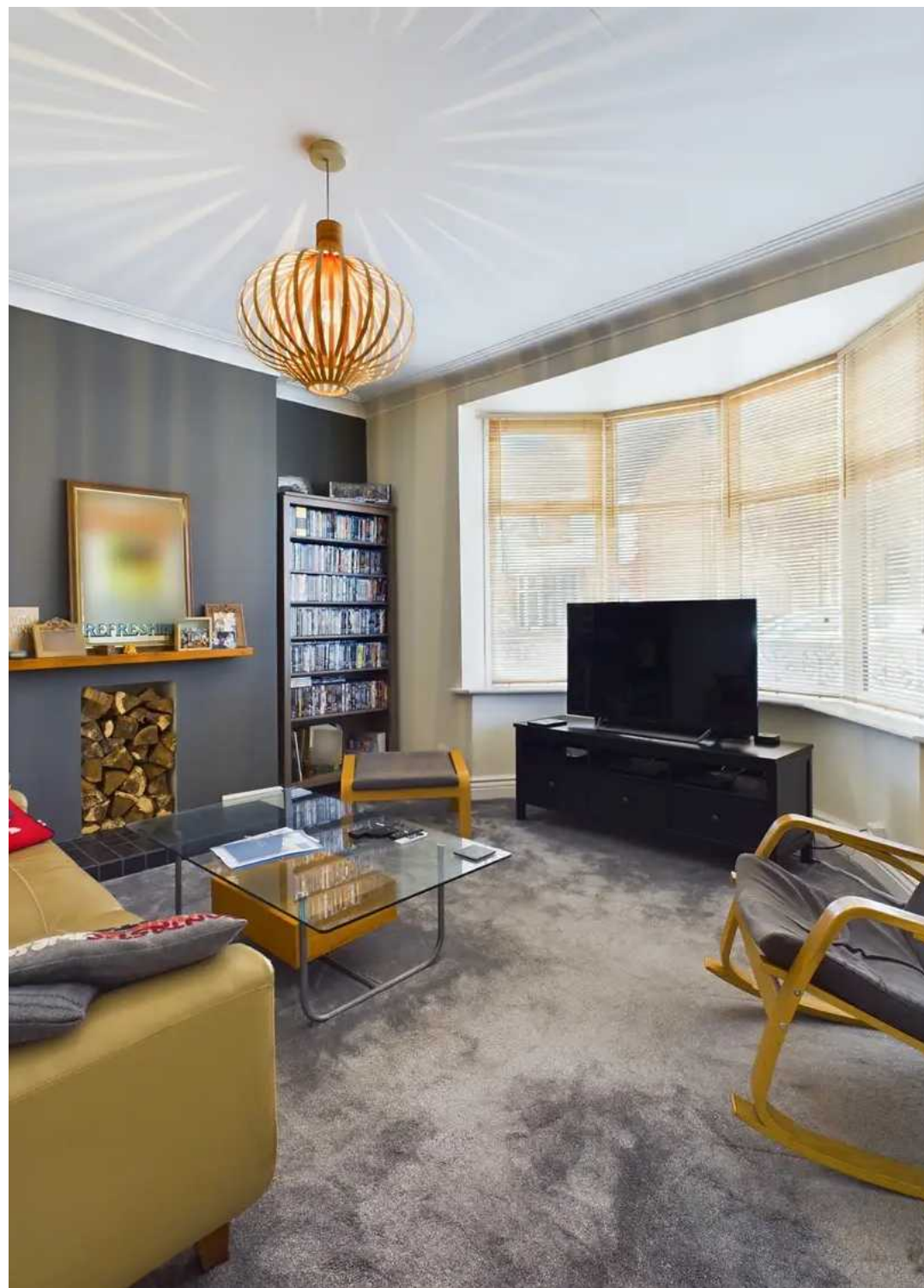
Perfectly situated in a convenient location, this property is just a short distance from local amenities, schools, and transport links. Offering a wide range of amenities nearby, catering to all tastes and preferences.

In summary, this well-presented semi-detached house presents an excellent opportunity for those seeking their first property or a conveniently located home. With its spacious and stylish interior, beautiful southerly facing garden, and ideal location, this property is sure to attract considerable interest. Early viewing is highly recommended to avoid disappointment.

Council Tax band: B

Tenure: Freehold

- Ideal First Time Buy
- Well Presented Throughout
- Convenient Location
- Two Double Bedrooms





Hallway

6' 0" x 3' 1" (1.83m x 0.93m)

Laminate flooring, leading to lounge and dining room, stairs leading to first floor.

Lounge

12' 0" x 15' 1" (3.67m x 4.59m)

UPVC double glazed walk in bay window to the front elevation, fireplace, radiator.

Dining Room

10' 4" x 15' 1" (3.14m x 4.61m)

UPVC double glazed window to the rear elevation, gas fire and fireplace, radiator.

Kitchen

9' 5" x 7' 0" (2.87m x 2.14m)

Fitted with a matching range of base and wall units, integrated oven and four ring gas hob with extractor hood-over, space for fridge freezer, plumbing for washing machine, UPVC double glazed windows to rear and side elevation, door providing access to rear garden.

Landing

Split landing leading to bedrooms and bathroom.



Bedroom 1

13' 11" x 12' 2" (4.23m x 3.70m)

UPVC double glazed window to the front elevation, radiator.

Bedroom 2

10' 4" x 8' 6" (3.14m x 2.60m)

UPVC double glazed window to the rear elevation, radiator.

Bathroom

7' 3" x 6' 1" (2.21m x 1.86m)

Tiled three piece bathroom suite comprising of white panelled bath with overhead shower and glass surround, low flush WC, pedestal hand wash basin, heated towel rail, UPVC double glazed opaque window to the rear elevation.



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