



**363 DEVONSHIRE ROAD,
BISPHAM,
FY2 0RE**

£650,000



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SUBSTANTIAL TRADITIONAL PROPERTY IN A SOUGHT AFTER LOCATION

AN IDEAL FAMILY HOME AND WHILST OFFERED WELL PRESENTED WE FEEL IT PROVIDES FANTASTIC FURTHER POTENTIAL ESPECIALLY WITH THE ROOF ROOMS. THIS LARGE, CIRCA 1930'S DETACHED PROPERTY (APPROX 2567 SQ FT), OFFERS SPACIOUS ACCOMMODATION SITTING IN A SUBSTANTIAL PLOT WITH LARGE GARDENS. AN IDEAL PROJECT FOR SOMEBODY LOOKING TO MAKE THEIR OWN MARK ON A TRADITIONAL HOME. THE PROPERTY SITS IN A MOST CONVENIENT AND SOUGHT-AFTER RESIDENTIAL LOCATION ADJACENT TO NORTH SHORE GOLF COURSE AND DEVONSHIRE ROAD ROCK GARDENS. THE LAYOUT BRIEFLY PROVIDES; THREE RECEPTION ROOMS, BREAKFAST KITCHEN, FOUR LARGE BEDROOMS, BATHROOM AND ENSUITE. LOFT AREA CURRENTLY WITH THREE ROOMS. LARGE MATURE GARDENS WITH DRIVEWAY AND GARAGE. A WONDERFUL HOME WHICH MUST BE VIEWED.



LOCATION: Popular residential location on Devonshire Road close to North Shore Golf Course. Easy access to Blackpool, Bispham and Cleveleys centre with public transport close to hand. North Shore promenade is a short distance away.

STYLE: Traditional family home built under a slate tiled roof.

CONDITION: A well maintained property, traditional style of décor throughout.

ACCOMMODATION: Ground Floor; entrance vestibule and inviting, light hallway with cloak room W.C and understairs storage. Large through living room with feature fireplace, 2nd front reception room and garden room. Breakfast kitchen, large utility / boot room and rear entrance porch with W.C and boiler room. First floor; spacious landing with feature window overlooking the garden. Four bedrooms, the master including en suite shower room and family bathroom suite. The property also provides a balcony to the front.

OUTSIDE: The property enjoys large mature gardens. The front provides ample driveway parking with boundary brick wall and fencing. Access to the garage which is a large tandem design. The rear garden provides plenty of patio and seating space with steps leading down to the lawn with planted borders and a wide selection of shrubs and mature trees. Enough space for any young growing family to enjoy!

SERVICES: All mains services are connected, gas central heating and double-glazing.

COUNCIL TAX: The property is listed as Council Tax Band F (Blackpool Council).

TENURE: We are advised the tenure of the property is freehold.

VIEWING: By appointment strictly through the Agent's office.