



**Newton Court, 91-93 Newton Drive, Blackpool, FY3 8LX**  
**Starting Bid £70,000**

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		72
(55-68) <b>D</b>		
(39-54) <b>E</b>	39	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

- Two Bedroom Apartment
- Located on the Ground Floor
- Ready To Walk Into
- Walking Distance of Stanley Park & Victoria Hospital
- Beautiful Communal Gardens
- Laundry Facilities
- Off Road Parking Available
- Viewing Comes Highly Recommended
- 360 Virtual Tour Available

# Newton Drive, Blackpool

For Sale by Online Auction with a Starting Bid of £70,000. Terms & Conditions Apply. See WebbMove for all the Auction Details.

An Attractive Two Bedroom Ground Floor Apartment on Newton Drive in Blackpool.

This Well-Presented Apartments Is Ideally Located Within Walking Distance to Both Blackpool Victoria Hospital and Stanley Park. Set At The Rear Of The Building Overlooking The Beautiful Communal Gardens.

Complete With Off Road Parking And A Residents Laundry Room.

For Your Viewing Call Tiger Estates Today Visit Our 360 Virtual Tour For A Closer Look.

## **HALLWAY**

20' 2" x 3' 0" (6.15m x 0.91m)

## **LIVING ROOM/KITCHEN**

14' 7" x 17' 6" (4.44m x 5.33m)

## **BEDROOM ONE**

12' 3" x 10' 1" (3.73m x 3.07m)

## **BEDROOM TWO**

9' 4" x 6' 9" (2.84m x 2.06m)

## **BATHROOM**

6' 6" x 6' 9" (1.98m x 2.06m)

## **ADDITIONAL INFORMATION**

The apartment comes complete with residents parking, laundry facilities and a beautiful communal garden.

## **COVERAGE**

**BROADBAND**

We are advised that the property can obtain Fibre to the Premises (FTTP)

**MOBILE DATA**

We are advised that you are likely to have mobile coverage

We would suggest that you also make your own enquiries as to Mobile Data coverage  
<https://checker.ofcom.org.uk/en-gb/mobile-coverage>

## **TENURE**

The property is **Leasehold**



# Newton Drive, Blackpool

## COUNCIL TAX

Band "A"

The average council tax charges for April 2010 - March 2013 are listed below, based on a household of two adults. The tax bands are based on the value of your property in 1991.

Valuation Band	Council Tax 2017/18	Council Tax 2018/19	Council Tax 2019/20
<b>A</b>	<b>£1104.47</b>	<b>£1170.70</b>	<b>£1218.16</b>
B	£1288.54	£1365.82	£1421.19
C	£1472.62	£1560.93	£1624.21
D	£1656.70	£1756.05	£1827.24
E	£2024.86	£2146.28	£2233.29
F	£2393.01	£2536.52	£2639.35
G	£2761.17	£2926.75	£3045.40
H	£3313.40	£3512.10	£3654.48

## PLEASE NOTE

These particulars are believed to be correct but in no way is their accuracy guaranteed and they do not form part of any contract and neither do Tiger Sales & Lettings or the vendors accept any responsibility in respect of these particulars and any prospective purchaser must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate and for illustrative purposes only. Floor Plans are included as a service to our customers and is intended as a GUIDE TO LAYOUT ONLY. Digital images are reproduced for general information only and must not be inferred that any item shown is included for sale with the property. We have been unable to confirm if services / items in the property are in full working order. The property is offered for sale on this basis. Prospective purchasers are advised to seek expert advice where appropriate. We are only verbally informed by the vendor of the stated tenure details, therefore we advise any prospective purchaser to confirm the tenure details with their solicitor / legal representative.

06/05/2025



# Newton Drive, Blackpool



Approximate total area<sup>(1)</sup>  
612.57 ft<sup>2</sup>  
56.91 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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