



8 Cromwell Road, Blackpool, FY1 2QQ

Price: £85,000

- 2 Bedroom Terraced House
- Close to Westminter School & Claremont Field
- Open Plan Lounge / Dining Room
- IDEAL FOR FIRST TIME BUYERS / BUY TO INVESTORS!
- Four Piece Bathroom Suite
- Front & Rear Gardens
- Gas Central Heated
- uPVC Double Glazed

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ENTRANCE VESTIBULE

uPVC front door, meter cupboard with meters and fuse box, door to:

LOUNGE

13' 2" x 9' 11" (4.03m x 3.03m)

uPVC double glazed bow window, fitted carpet, radiator, ceiling rose, coved ceiling, fireplace, open plan to:

DINING ROOM

13' 3" x 13' 2" (4.05m x 4.03m)

uPVC double glazed window, fitted carpet, radiator, decorative walls, coved ceiling and ceiling rose. Door to:

KITCHEN

18' 4" x 6' 10" (5.60m x 2.09m)

Fitted with a matching range of base and eye level units, stainless steel sink with single drainer and mixer tap, plumbing for washing machine, space for fridge and gas cooker, UPVC double glazed windows, vinyl flooring, uPVC door to rear garden.

FIRST FLOOR

BEDROOM 1

13' 3" x 10' 0" (4.05m x 3.07m)

Two uPVC double glazed windows, decorative walls and ceiling, tv point, radiator and feature fire place.

BEDROOM 2

13' 6" x 10' 4" (4.13m x 3.15m)

uPVC double glazed window, fitted carpet, decorative walls and ceiling, radiator, bi-fold door to cupboard housing gas combi boiler.

BATHROOM

9' 6" x 7' 10" (2.90m x 2.41m)

Fitted with four piece suite comprising panelled corner jacuzzi bath, shower cubicle, pedestal wash hand basin and low-level WC, tiled floors, heated towel radiator, uPVC double glazed window and Velux window.

TENURE

The property is **Freehold**

COUNCIL TAX

Band ""

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
A	£1104.47	£1170.70	£1218.16
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



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PLEASE NOTE

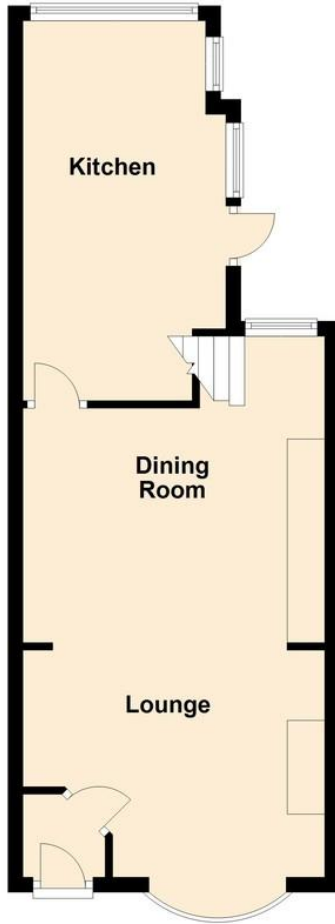
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06/08/2019



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Ground Floor



First Floor

