



FLEXIAGENT

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St. Annes Road

Southport, PR9 9TQ

Offers In Excess Of £250,000

Flexi-Agent are delighted to present this beautifully presented three bedroom semi-detached family home, packed with original features and situated in a desirable residential location situated within walking distance of Churchtown village. The village offers a plethora of boutiques, shops, bars and restaurants, hosts the historical Botanical gardens and provides frequent transport links into Southport centre.

This property would make the ideal family home and briefly comprises; Porch, spacious entrance hall, useful cloakroom, lounge with a feature bay window, brick fireplace and doors through to the stunning open plan shaker style fitted kitchen dining room. The dining area has a feature exposed brick fireplace, log burning stove and French doors opening out into the rear garden.

To the first floor there are two double bedrooms and a further good sized single bedroom and a modern fitted three piece family bathroom.

Externally, there is a paved driveway with off-road parking and lawned front garden. Side access leads round to the fabulous enclosed rear garden complete with raised decking area and brickwork patio area.

Viewing is essential to appreciate the accommodation on offer!

Council tax band B
Freehold

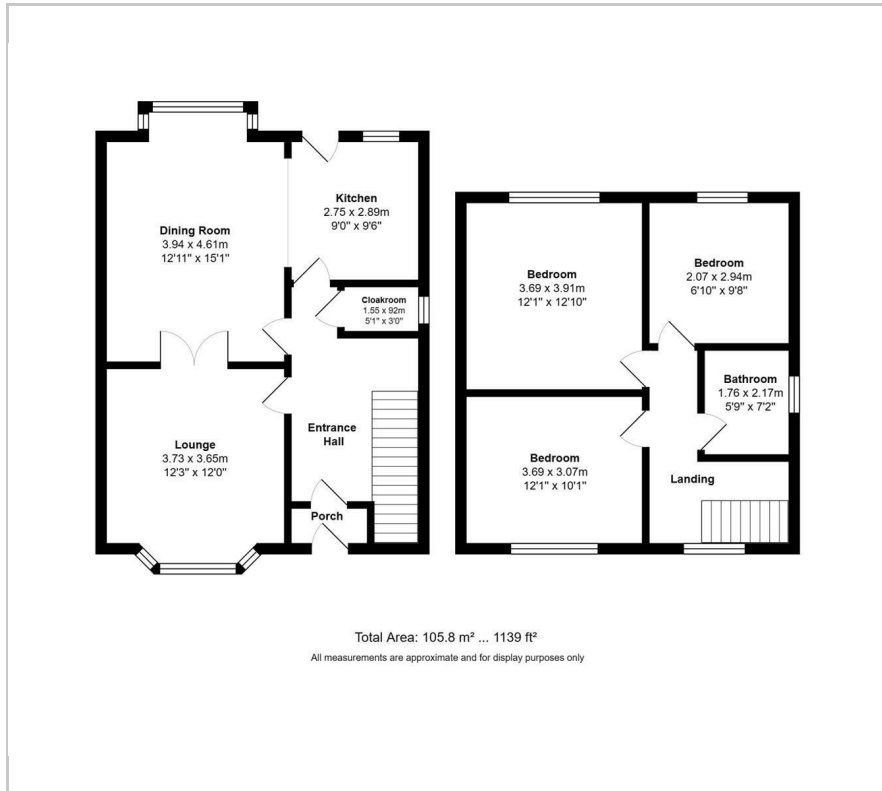
Viewing

Please contact our Flexi Agent Southport Office on 01704 889455 if you wish to arrange a viewing appointment for this property or require further information.

- Semi-detached period property
- Three bedrooms
- Stunning open plan kitchen/dining room
- Modern shaker style fitted kitchen
- Log burning stove
- Exposed brickwork fireplaces
- Ideal family home
- Fabulous rear garden
- Sought after location
- Viewings available upon request



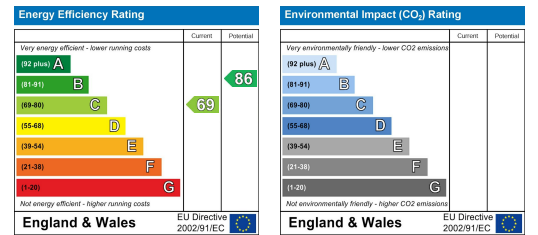
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.