



FLEXIAGENT

Market Leading, Independent Estate Agents



Conyers Avenue

Southport, PR8 4SZ

Offers In Excess Of £550,000

Flexi-Agent is delighted to present this amazing four DOUBLE BEDROOM detached property to the open market. Situated in the highly sought-after location of Birkdale the property is close by to numerous popular restaurants, bars, and boutiques along with several award-winning schools.

The property briefly comprises of; Vestibule porch, front lounge room with bay window, spacious living room, nicely presented kitchen diner with integrated appliances & folding doors to rear garden offering plenty of natural light, storage room laundry room, WC.

First floor offers, four double bedrooms with main featuring bay window, WC & bathroom, study room.

Externally the property offers to the front a private double gated drive & grand entrance steps leading to vestibule porch, to the rear offers a spacious sun catching outdoor entertainment area. CCTV surrounding the entire building.

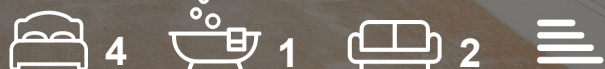
Viewings are available upon request.

Council tax band: E
Freehold

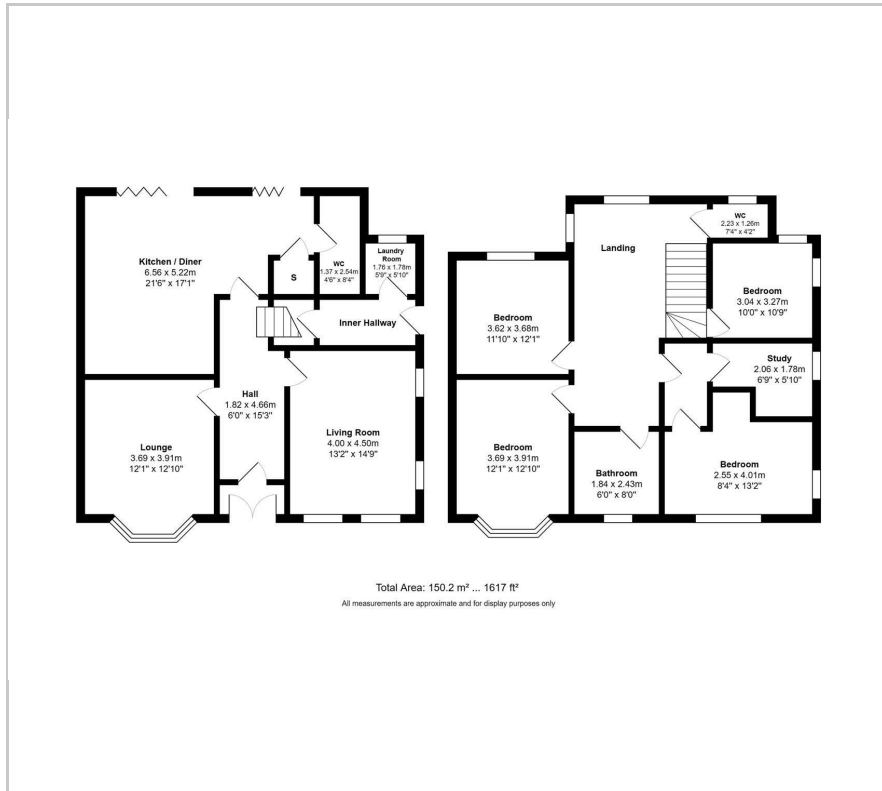
- FOUR DOUBLE BEDROOMS
- Detached property
- Vestibule Porch
- Two reception rooms
- Well presented kitchen diner with integrated appliances
- Laundry room
- Bay window bedroom
- WC & Bathroom
- Rear outdoor entertainment
- Viewings available upon request

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.



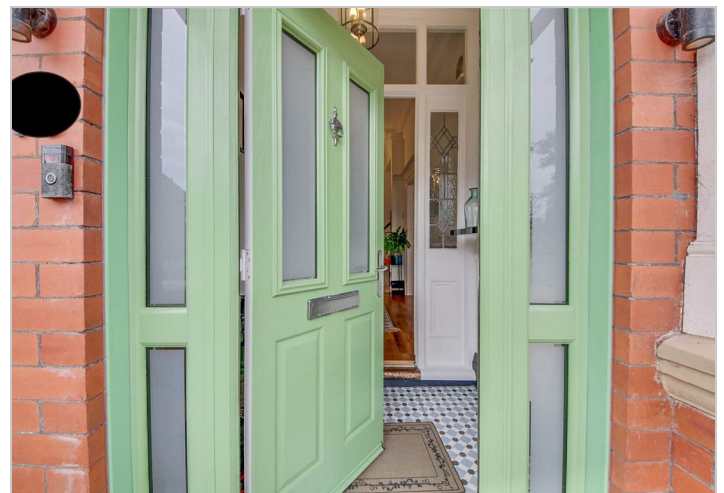
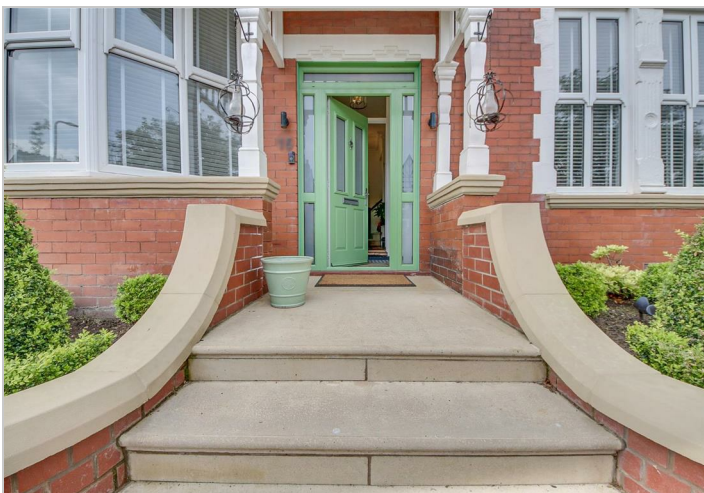
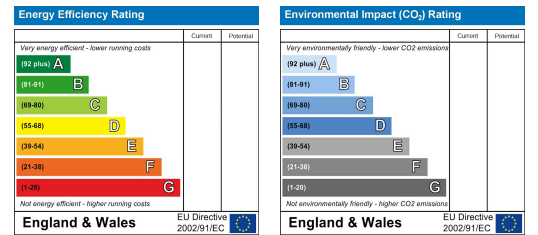
Floor Plan



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.