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Market Leading, Independent Estate Agents



Briar Road

Southport, PR8 3RB

Offers In Excess Of £210,000

OPEN DAY SATURDAY 27TH JULY FROM 10AM ONWARDS - PLEASE CONTACT THE OFFICE TO ARRANGE YOUR INDIVIDUAL APPOINTMENT SLOT

Flexi-Agent are delighted to present this lovely three bedroom semi detached property to the open market. Located in the sought after area of Ainsdale, it is surrounded by a wealth of local amenities, has easy access to local transport links & the A565 leading in & out of Southport, & is a short walk from Ainsdale beach.

The property briefly comprises of spacious lounge full of natural light with a central fireplace, open plan contemporary fitted kitchen diner with double doors leading to the rear garden.

To the first floor, there are three spacious bedrooms, one with ample fitted wardrobes and a family sized bathroom.

Externally, there is ample private off road parking with side access to the family sized, sun catching rear garden, which is both patio and laid to lawn. There's also a generous wooden cladded, outbuilding which is currently being used as a bedroom, with heating, double insulation, UPVC windows and lighting. It would also make an ideal workspace and could be classified as a bedroom subject to the usual planning & building regulation approval.

Viewings available upon request.

- Three bedrooms, circa 1124 square feet
- Semi detached
- Ample private off road parking
- Generous rear garden
- Sought after Ainsdale location
- Spacious throughout
- Sun catching garden with large outhouse
- Finished to a high standard
- Short walk to Ainsdale beach
- Detached outbuilding

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.



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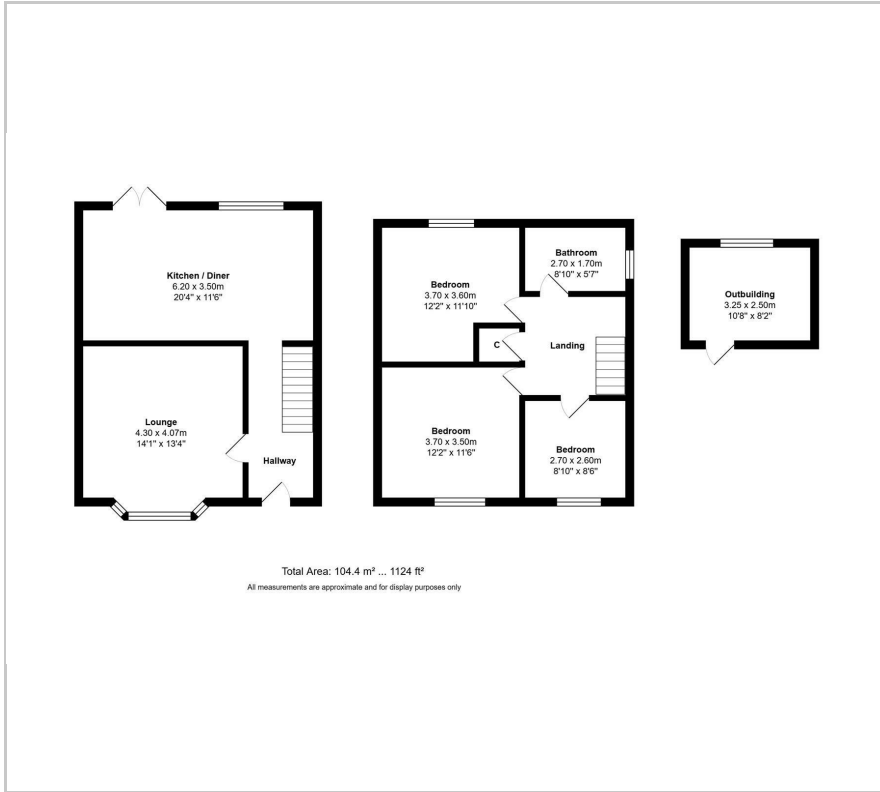
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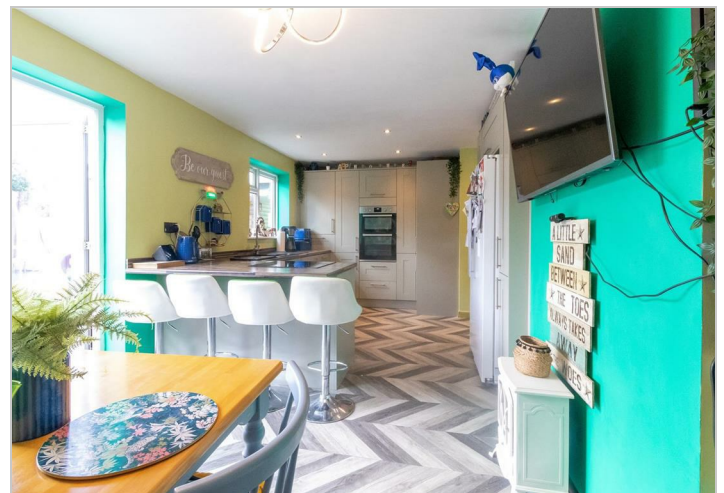
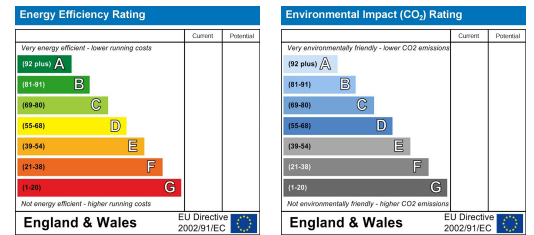
Floor Plan



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.