



# FLEXIAGENT

Market Leading, Independent Estate Agents



## Town Lane

Southport, PR8 6NJ

**Offers In Excess Of £270,000**

Flexi-Agent are proud to present this lovely three bedroom end terrace property to the open market. Town Lane is situated close to a wealth of amenities, including award winning schools, transport links and easy access into Southport Town centre.

This spacious property extends to circa 1347sqft and briefly comprises: Entrance porch, bright and welcoming entrance hall with a storage cupboard, lounge with a feature bay window and gas fire, spacious rear living room with dining area with gas fire and a door opening out onto the rear garden and a white fitted kitchen with a useful under stairs storage.

To the first floor there are two double bedrooms and a third single bedroom, fitted bathroom also with a walk-in shower and a separate WC.

Externally there is an extensive paved driveway providing ample off-road parking. There is side access to the detached garage and low maintenance paved rear garden with mature shrub borders.

Viewings available upon request.

Freehold  
EPC: D  
Council tax band: B

### 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.

- End terrace, Circa 1347 square feet
- Spacious accommodation & plot
- Sought after location
- Amenities close by
- Three bedrooms
- Spacious reception rooms
- Bathroom also with a walk-in shower
- Generous paved driveway
- Low maintenance garden & garage
- Viewings available upon request





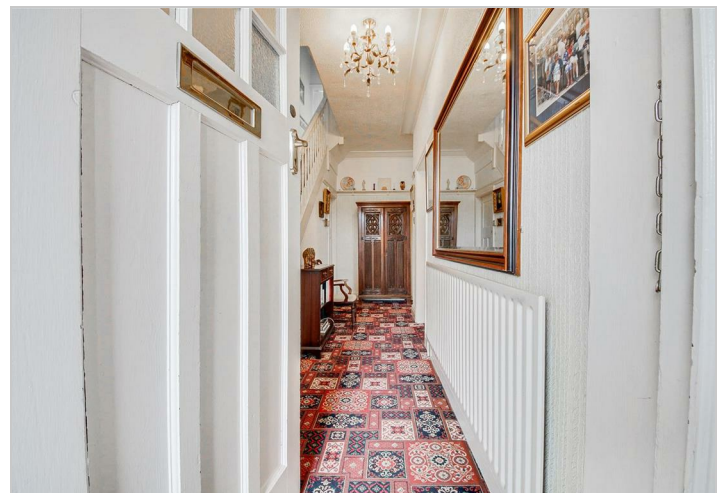
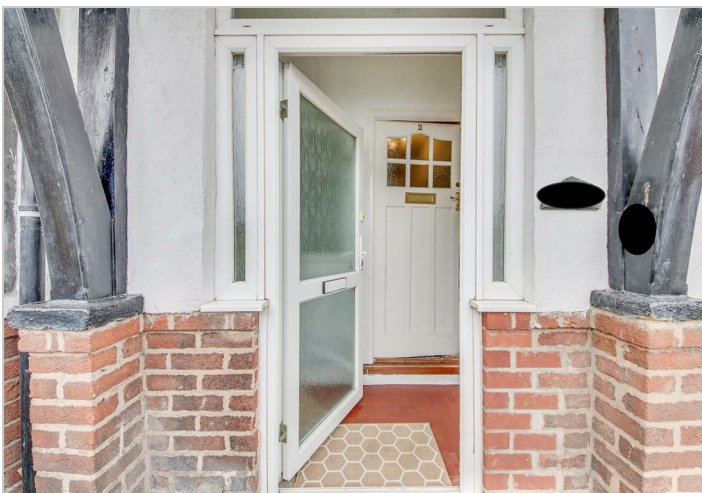
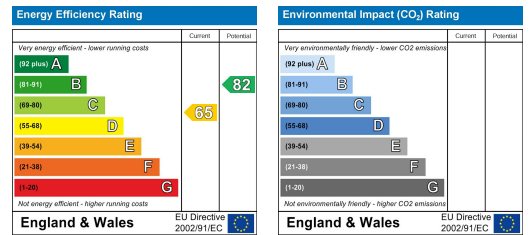
## Floor Plan



## Area Map



## Energy Efficiency Graph



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