



FLEXIAGENT

Market Leading, Independent Estate Agents



Victoria Court

Southport, PR8 2DN

Offers In The Region Of £160,000

Flexi Agent are proud to present this two bedroom apartment to the open sales market. It is perfectly situated in the heart of Birkdale Village which offers an array of local amenities, including a variety of restaurants, boutique shops and bars, as well as excellent transport links that provide easy access to Southport town centre and beyond.

The apartment briefly comprises an entrance hallway which has a cloakroom for added convenience, a modern kitchen with contemporary appliances, a spacious lounge which has a feature balcony overlooking the surrounding areas and communal gardens, two double bedrooms, one currently used as a twin guest room, a separate WC and three piece bathroom completes this property.

Externally the property benefits from residents' off road parking and well maintained communal gardens.

Additionally the building has recently undergone the construction of a new roof.

Viewings available upon request.

EPC C
CTB B
Leasehold

- Two double bedrooms
- Apartment
- Circa 745 sqft
- Highly sought after location
- Modern kitchen with contemporary appliances
- Spacious lounge with a balcony
- Separate WC and three piece bathroom
- Beautiful communal gardens
- Residents' off road parking available
- 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.



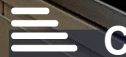
2



1



1

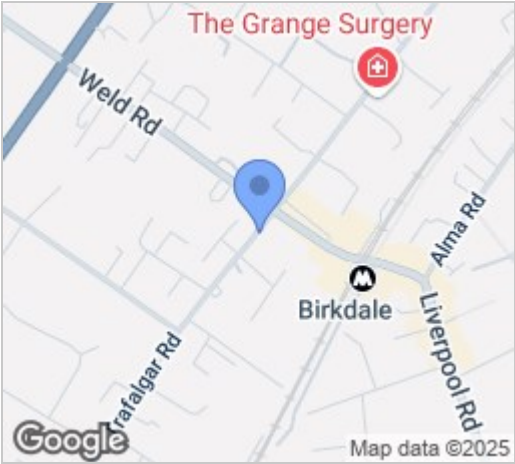


C

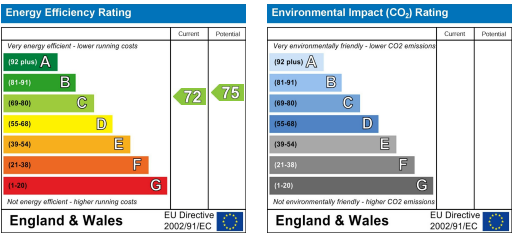
Floor Plan



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 firms employment has the authority to make or give any representation or warranty in respect of the property.