



92 Cavendish Road, Bispham,
Blackpool, FY2 9NJ

£100,000

Although **REQUIRING UPGRADING** throughout, this End Terraced (end of four) home offers well proportioned accommodation. To the ground floor are the two separate Reception rooms and Kitchen, whilst to the first floor are the three Bedrooms - even the smallest of which is a generous 10'6 in length. Sold with **NO ONWARD CHAIN**.

- Three good size Bedrooms
- Lounge
- Dining Room
- Kitchen
- Wet room and separate WC
- Gardens
- Possible Off street parking



McDonald
Estate Agents

Fylde Coast Property Hub
81-83 Red Bank Road, Bispham, FY2 9HZ
01253 398 498
sales@mcdonaldproperty.co.uk
www.mcdonaldproperty.co.uk



BRITISH PROPERTY AWARDS 2024 GOLD WINNER
ESTATE AGENT IN BLACKPOOL

2022 GOLD WINNER
ESTATE AGENT IN BLACKPOOL

2021 GOLD WINNER
ESTATE AGENT IN BLACKPOOL



Award winning property sales since 1948.



Vestibule:

Hall: Meter cupboard, Coved ceiling, Understairs storage cupboard.

Lounge: 12'10" x 12'10" (3.91 m x 3.91 m) Coved ceiling, Picture rail, TV point, Double glazed bay window, Electric storage heater. Archway to:-

Second Lounge: 12'2" x 11'6" (3.71 m x 3.51 m) Coved ceiling, picture rail, TV point, Double glazed bay window.

Kitchen: 10'10" x 9'2" (3.30 m x 2.79 m) Base unit with stainless steel sink, Plumbed for washing machine, Cooker point, Double glazed window.

First Floor:

Landing: Loft access.

Bedroom 1: 13'0" x 10'6" (3.96 m x 3.20 m) Built in cupboard, Double glazed window.

Bedroom 2: 11'6" x 9'10" (3.51 m x 3.00 m) Built in wardrobes, Double glazed window.

Bedroom 3: 10'6" x 6'7" (3.20 m x 2.01 m) Glazed window, Electric storage heater.

Shower Room: Comprising; 'Wet room' style shower area, Pedestal wash basin, Double glazed window, Electric wall heater.

Separate WC: Low flush WC, Glazed window.

Outside:

Front: Mainly paved.

Rear: Laid to concrete and lawn.

Parking: Possible off street parking to the front.

Heating: Electric heating (NOT TESTED).

Tenure: We have been informed that the property is freehold. Prospective purchasers should seek clarification of this from their Solicitors.

Council Tax: Band - B £1860.61 (2025/26)

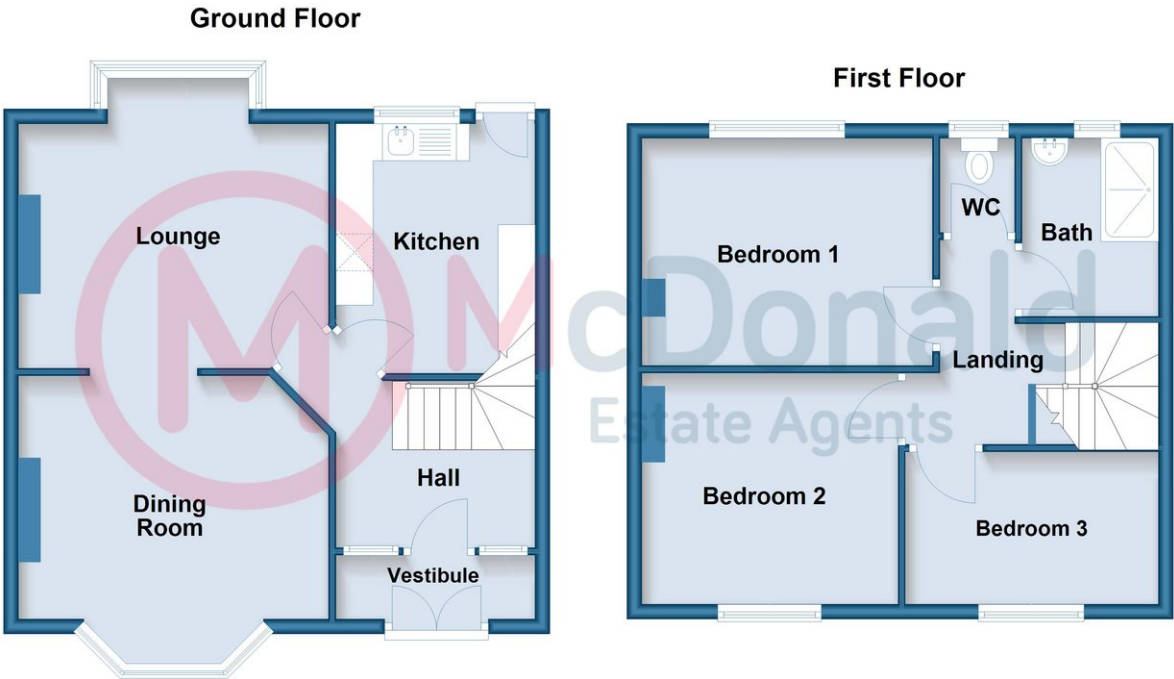


Directions: From our office on Red Bank Road proceed down Warbreck Drive taking the first left into Cavendish Road, number 92 can be found on the left hand side.

General Disclaimer: Whilst every care has been taken in the preparation of these details, interested parties should seek clarification from their solicitor and surveyor as their complete accuracy cannot be guaranteed. These particulars do not constitute a contract or part of a contract. **Measurements:** Room dimensions are approximate, with maximum dimensions taken where rooms are not a simple rectangle. Measured into bays and recesses where appropriate. Floorplans are for general guidance and are not to scale.

Photography: Images are for representation only and items shown do not infer their inclusion. **Fixtures, Fittings & Appliances:** Unless stated otherwise, these items have not been tested and therefore no guarantee can be given that they are in good working order.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		73
(55-68) D		
(39-54) E	40	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		



Whilst every care has been taken in the preparation of these details, accuracy cannot be guaranteed. These particulars do not constitute a contract or part of a contract. Room dimensions (where shown) are approximate. Floorplans are for general guidance and are not to scale.
Plan produced using PlanUp.

Cavendish Road

Are YOU thinking of selling?
Call McDonald Estate Agents NOW, for
your FREE market appraisal.

Award winning property sales since 1948.

