



102 Preston New Road, Blackpool

Blackpool

Offers Over £180,000

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Blackpool, Blackpool

Nestled in a sought-after location, this unique property presents an excellent investment opportunity.

This semi-detached house has been converted into two separate 2-bedroom flats, offering flexibility and potential for further development. The ground floor flat features two bedrooms, a lounge, kitchen, and bathroom, while the upper flat mirrors this layout.

The first-floor unit is currently tenanted, providing immediate rental income, while the ground floor apartment, though currently vacant, is listed with a separate agent for rental.

Residents can enjoy access to a rear communal garden, perfect for relaxing outdoors. The convenience of a driveway and garage adds to the property's appeal, along with recent roof works completed in August 2025, a boarded loft, and a boiler under warranty. The property also boasts potential for extension to further enhance its value.

Outside, the property offers a tranquil retreat from the hustle and bustle of city life. The rear communal garden provides a private oasis for residents to unwind and entertain guests. Whether enjoying morning coffee al fresco or hosting a summer barbeque, the outdoor space is a versatile area that complements the property's interior offering.

The presence of a driveway and garage ensures ample parking space for residents and visitors alike. With this property's attractive features, from modern conveniences to investment potential, it presents a compelling opportunity for buyers seeking a blend of comfort, practicality, and future growth. Explore the possibilities that this property affords and envision the lifestyle it could provide for the discerning investor or homeowner.

Council Tax band: A

Tenure: Freehold

- Semi Detached House converted into 2 Flats
- Two 2 Bedroom Flats situated in a sought after location close to local





Entrance Vestibule

6' 0" x 5' 11" (1.82m x 1.80m)

Ground Floor Flat Hallway

9' 3" x 2' 7" (2.82m x 0.80m)

Ground Floor Flat Bedroom 1

9' 3" x 12' 4" (2.81m x 3.76m)

Ground Floor Flat Bathroom

5' 3" x 8' 8" (1.60m x 2.64m)

Ground Floor Flat Bedroom 2

7' 5" x 7' 3" (2.27m x 2.21m)

Ground Floor Flat Lounge

15' 5" x 10' 10" (4.70m x 3.30m)

Ground Floor Flat Kitchen

8' 2" x 7' 3" (2.48m x 2.22m)

1st Floor Flat Landing

6' 9" x 10' 8" (2.07m x 3.26m)

First Floor Flat Lounge

13' 11" x 12' 1" (4.25m x 3.68m)

First Floor Flat Bedroom 1

15' 6" x 11' 0" (4.73m x 3.36m)

First Floor Flat Bedroom 2

8' 6" x 6' 6" (2.59m x 1.97m)

First Floor Flat Bathroom

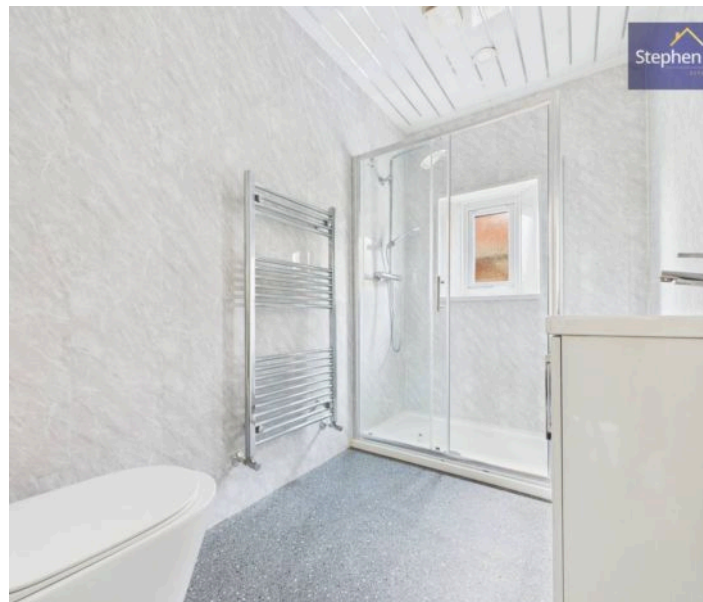
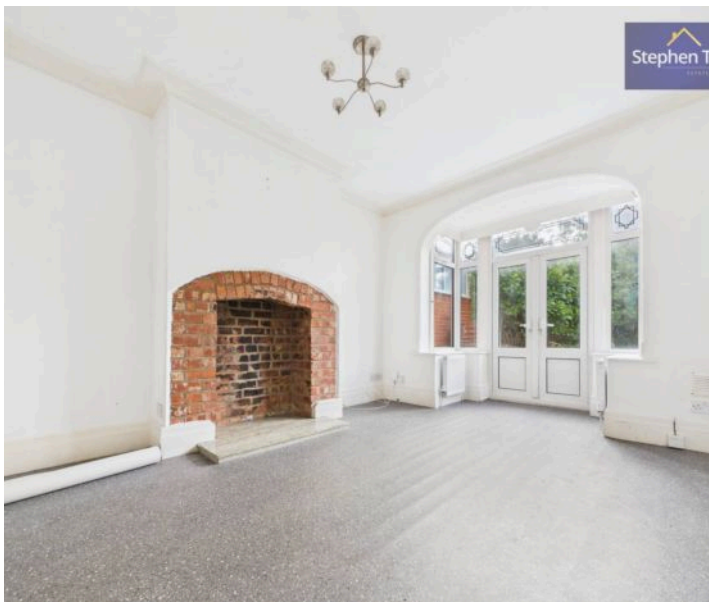
9' 2" x 4' 1" (2.79m x 1.25m)

First Floor Flat Hallway

2' 11" x 6' 0" (0.88m x 1.82m)

First Floor Flat Kitchen

8' 2" x 7' 3" (2.48m x 2.22m)





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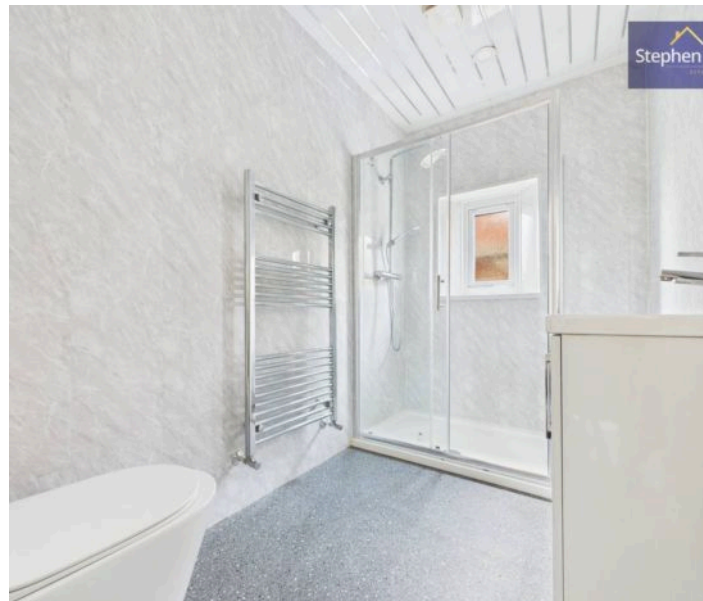
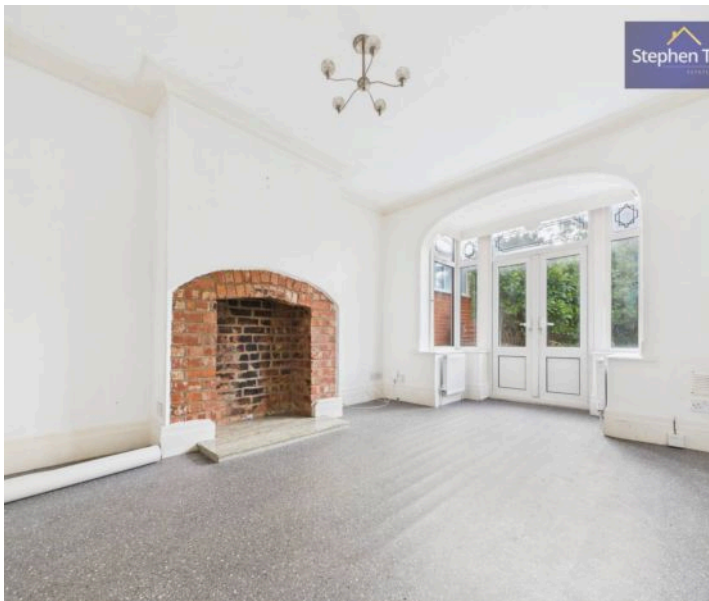
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GARDEN

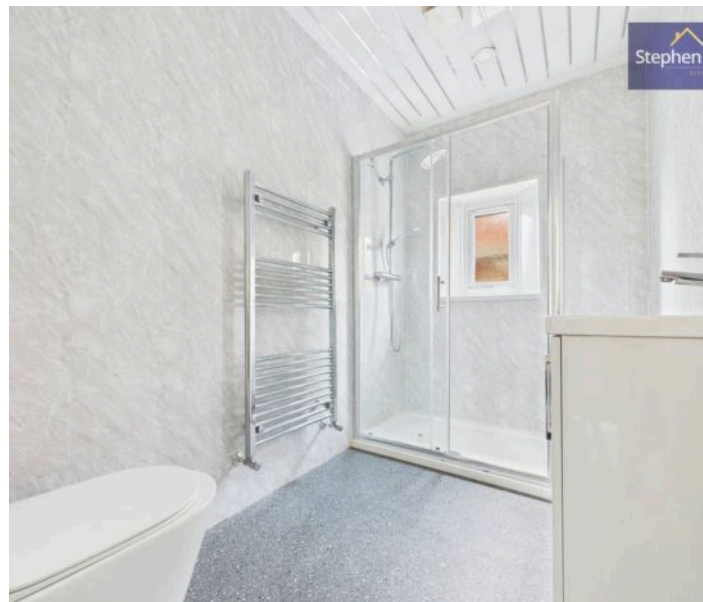
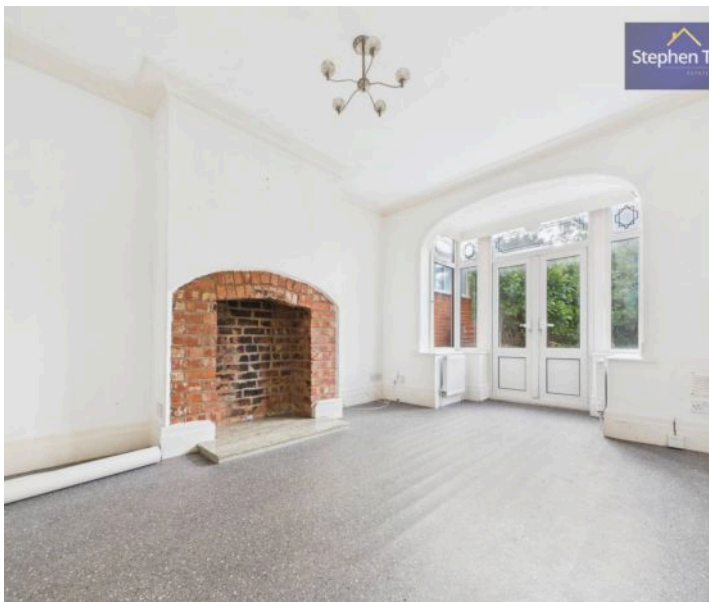
GARAGE

Single Garage

DRIVEWAY

2 Parking Spaces

ON STREET



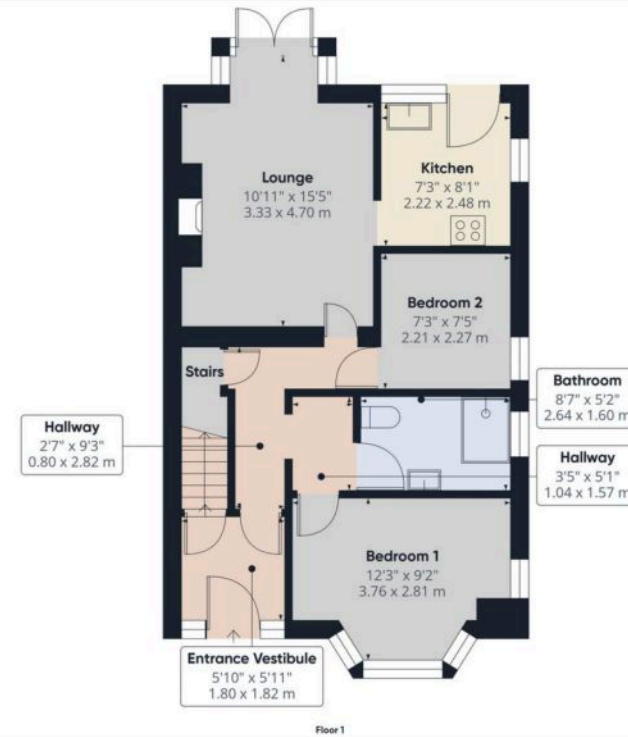


Approximate total area⁽¹⁾
1066 ft²
99.1 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Approximate total area⁽¹⁾
534 ft²
49.6 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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