

HomeQuest

Property Management Services Ltd.

25 Wyre Street, Fleetwood FY7 6SD

Asking Price £87,950



Currently with tenants in situ.

A spacious end terraced house situated in a convenient location close to Fleetwood town centre and all its amenities including bus and tram routes.

Comprising entrance vestibule, large lounge/ dining room, kitchen, two double bedrooms to the first floor and bathroom. Courtyard to rear, gas central heating and double glazing.

ACCOMMODATION

ENTRANCE

Upvc front entrance door.

LOUNGE open to DINING ROOM 20' x 13' (6'0m x 3.96m)

Double glazed windows to the front and rear. Staircase to the first floor accommodation.

KITCHEN 9'0 x 7'0 (2.74m x 2.13m)

Range of units with working surfaces. Cooker. Double glazed window. Upvc side entrance door.

LANDING

BEDROOM 1 14' x 11'0 (4.26m x 3.0m)

Double glazed windows to the front.

BEDROOM 2 8'2 x 7'2(2.49m x 2.18m)

Double glazed window the rear.

BATHROOM 9'0 x 8'5 (2.87m x 2.56m)

Shower cubicle, bath, pedestal wash hand basin and w.c. Double glazed window.

EXTERNAL

Rear courtyard.

HEATING

Gas central heating.

EPC RATING

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TENURE

All prospective purchasers should verify this information with their solicitors prior to exchange of contracts.

FIXTURES & FITTINGS

All fixtures and fittings are excluded from the sale unless separately included within the legal ' fixtures & fittings' details.

PROPERTY MISDESCRIPTIONS ACT

Under the Consumer Protection from Unfair Trading Regulations 2014, we endeavour to make our sales details accurate and reliable, but they should not be relied upon as statements of fact, and they do not constitute any part of an offer or contract these particulars are thought To be materially correct though their accuracy is not guaranteed, and they do not form any part of any contract.

INFORMATION

Please note this brochure including photography was prepared by Homequest Property Management Services Ltd in accordance with the sellers' instructions.

MEASUREMENTS

All measurements are taken electronically and whilst every care is taken with their accuracy

They must be considered approximate and should not be relied upon when purchasing carpets or furniture. No responsibility is taken for any error, omission or misunderstanding in these particulars which do not constitute an offer of contract. Properties are measured to the maximum, which is to the widest and deepest point.

WARRANTIES

The seller does not make any representations of give any warranty in relation to the property and we have no authority to do so on behalf of the seller.

VIEWING

By prior appointment with the vendors agent Homequest Property Management Services Ltd, 4 Poulton Road, Fleetwood. FY7 6TE.

