

HomeQuest

Property Management Services Ltd.

126 Hemingway, Blackpool

Asking Price £124,950



This is a spacious semi detached house situated in a popular location, convenient for local amenities including schools, shops and transport routes.

Currently with a tenant in situ.

Briefly comprising entrance, lounge open to the dining room, kitchen, three generous bedrooms and a bathroom, gas central heating and double glazing.

Situated on a generous corner plot with gardens to the front, side and rear.

Potential to make a great home.

ACCOMMODATION

ENTRANCE

Upvc front entrance door.

LOUNGE 14'0 x 12'0 (4.26m x 3.65m) Double glazed window to the front. Open to the

DINING ROOM 12'0 X 8'0 (3.65m x 2.43m) Double glazed window to the rear.

KITCHEN 12'5 x 7'0 (3.81m x 2.13m) With a range of fitted units and working surfaces. Sink unit. Upvc rear entrance door.

STAIRS & LANDING

BEDROOM 1 14'0 x 9'1 (4.26m x 2.77m) Double glazed window

BEDROOM 2 12'0 x 9'0 (3.65m x 2.77m) Double glazed window.

BEDROOM 3 10'0 x 6'0 (3.04m x 1.82m) Double glazed window.

BATHROOM Corner bath, low flush w.c, wash hand basin. Double glazed window.

EXTERNAL

Gardens to the front, side and rear.

HEATING

Gas central heating. Combi boiler located in the kitchen.

EPC RATING C

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 MISDESCRIPTION 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.





