

Lot 199

108 Poulton Street, Kirkham,  
Preston, Lancashire, PR4 2AH

Upon  
instruction of

AMG



All enquiries Ref: Emma Hughes

### Leasehold split level flat

#### Location:

The property is located on Poulton Street. Shopping amenities can be found locally within Kirkham Town Centre. Public transport links are available at Kirkham & Wesham Train Station to the north west and Salwick Train Station to the east along with a network of local bus services serving the surrounding areas. The property is served by road links including the A583 to the south and A585 to the west. Recreational pursuits can be found at Calder Close Park to the north east.



#### Accommodation:

Second floor: Five bedrooms, shower room/wc  
First floor: Reception room, kitchen, bathroom/wc

#### EPC Rating: G

#### Council Tax Band: A

#### Lease:

Held on a lease for a term of 999 years from 18/07/1994.

#### To view:

Strictly by arrangement with the auctioneers.