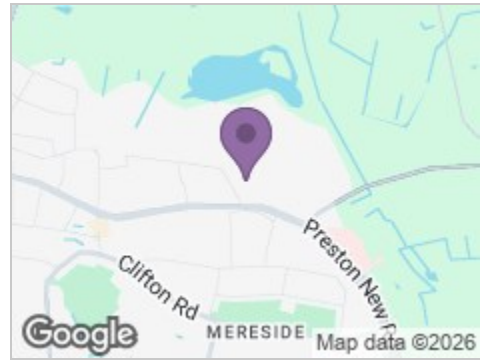


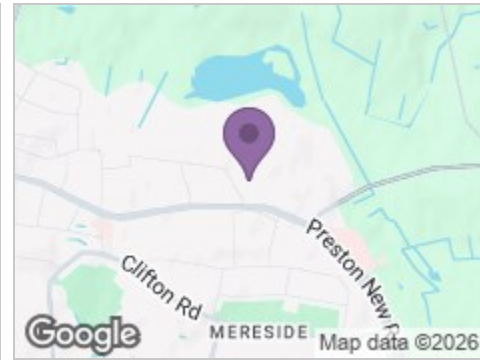
Road Map



Hybrid Map

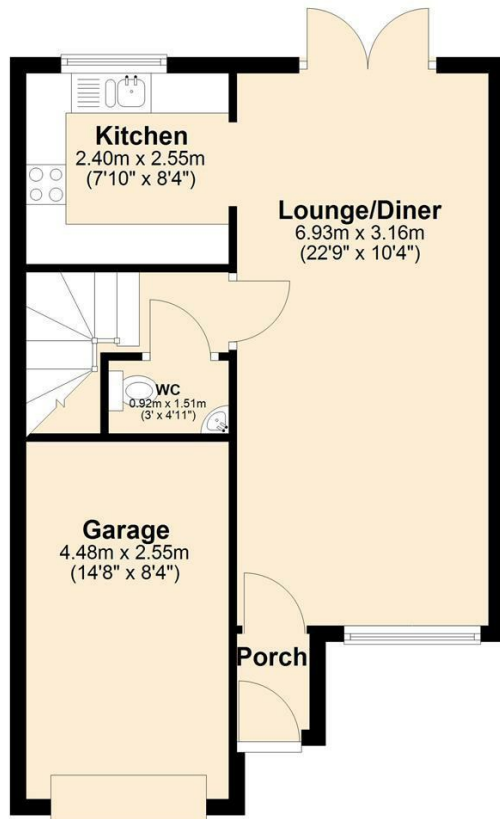


Terrain Map

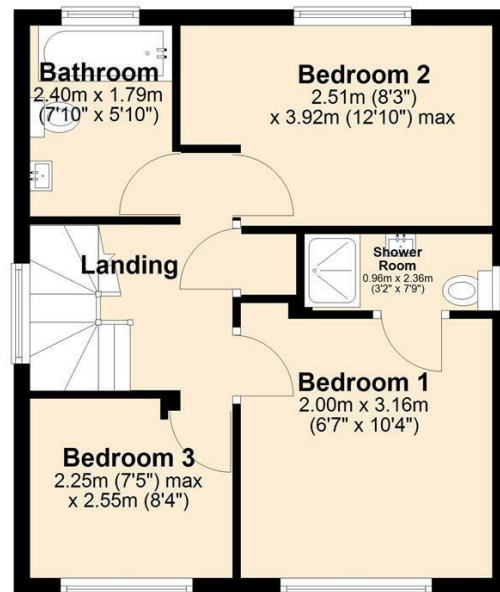


Floor Plan

Ground Floor
Approx. 47.1 sq. metres (506.7 sq. feet)



First Floor
Approx. 40.1 sq. metres (431.9 sq. feet)



6 Ackroyd Place
, Blackpool, FY4 4ZD

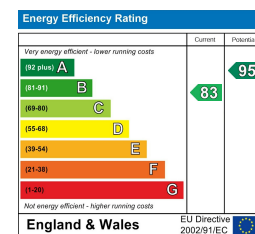
Offers In The Region Of £225,000

Viewings

Please contact our iMove Sales & Lettings Office on 01253 883311 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph



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6 Ackroyd Place

, Blackpool, FY4 4ZD

Council Tax Band - D - Wyre Borough Council
NHBC Warranty from 2019 (10 Years Coverage)

Offers In The Region Of £225,000



Porch

Door to front providing access from front driveway. Inner door leading into Lounge.

Open Plan Lounge/Diner

22'8" x 10'4"

UPVC double glazed window to front and UPVC double glazed French style patio doors leading to rear garden. Open access to kitchen. Wood effect vinyl, ceiling lights and radiator.

Kitchen

8'4" x 7'10"

UPVC double glazed window to rear. Range of wall and base units with complimentary worktops above. Four ring gas hob with electric extractor above. Integral double oven. Integral fridge/freezer. Plumbed for washing machine. Integral dishwasher. Wood effect vinyl, ceiling lights and radiator.

Inner Hallway

Stairs to side leading to first floor landing. Wood effect vinyl, ceiling lights and radiator.

Ground Floor WC

Low flush WC and pedestal wash hand basin. Wood effect vinyl, ceiling lights and radiator.

First Floor Landing

UPVC double glazed opaque window to side. Access to all first floor rooms. Loft access. Airing cupboard. Carpet and ceiling lights.

Bedroom One

10'4" x 10'11"

UPVC double glazed window to side. Carpet, ceiling lights and radiator. Access to En-suite.

En-Suite

7'8" x 3'1"

UPVC double glazed opaque window to side. Three piece bathroom suite comprising; shower unit, pedestal wash hand basin and low flush WC. Luxury vinyl flooring, ceiling lights and chrome towel heater.

Bedroom Two

12'10" x 8'2" (at widest point)

UPVC double glazed window to side Carpet, ceiling lights and radiator.

Bedroom Three

8'4" x 7'4"

UPVC double glazed window to front. Carpet, ceiling lights and radiator.

Bathroom

7'10" x 5'10"

UPVC double glazed opaque window to rear. Three piece bathroom suite comprising; panel bath, wall mounted wash hand basin and low flush WC. Luxury vinyl flooring, ceiling lights and chrome towel heater.

Garage

14'8" x 8'4"

Up and over door to front. Power and lighting.

Front Exterior

Driveway providing off road parking for two vehicles. Side access to rear garden

Rear Exterior

Spacious lawned rear garden with paved patio area by French Doors and raised decked seating area,

Further Information

Tenure - Freehold
EPC Rating - B

