





House - Terraced (EPC Rating: C)

39 BROOK STREET, BLACKPOOL, FY4 4BE

PCM

£775 PCM

LETTING SOLUTIONS
PROPERTY EXPERTS

2 1 1 C

2 Bedroom House - Terraced located in Blackpool

Welcome to Brook Street...

This deceptively spacious, extended two-bedroom mid-terraced property is available to let immediately on an unfurnished basis, offering practical living accommodation with newly fitted carpets throughout.

On entering the property, you are welcomed into a spacious entrance hallway. To the front is a cosy living room featuring an electric fire and feature surround, along with a small cupboard housing the gas and electricity smart meters.

To the rear, the extension provides a generously proportioned dining kitchen with plenty of space for a dining table and chairs. The kitchen offers a good selection of white base and eye-level units, a gas oven and hob, plumbing for your own washing machine and space for either an under-counter fridge or a freestanding fridge freezer. A particularly useful feature is the large walk-in pantry/storage area, providing excellent additional storage.

To the first floor are two well-proportioned double bedrooms and a bathroom fitted with a white three-piece suite, including a bath with mixer taps and a handheld shower attachment.

The property benefits from gas central heating and hot water supplied by a combination boiler.



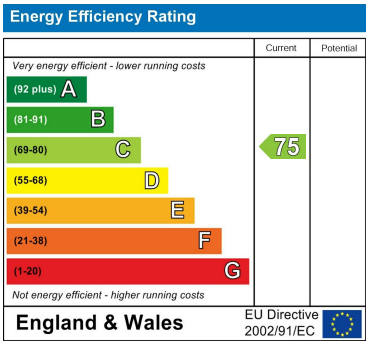




Council Tax Band

A

Energy Performance Graph



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.