



Barton Mansions

Flat 11, Barton Mansions, 66, North Promenade, Lytham St Annes, FY8 2NH

Carl Jackson

Helping You Move **The Right Way**





North Promenade is ideal for those seeking an elegant coastal lifestyle, offering spacious apartment living, peaceful second-floor privacy, stunning promenade walks, easy access to St Annes and Lytham, nearby cafés and restaurants, all within one of the Fylde Coast's most prestigious seafront settings.

- Prestigious second-floor seafront apartment
- Three spacious bedrooms
- Elegant lounge with coastal outlooks
- Generous dining space
- Bright and airy throughout
- Peaceful private position
- Lift access within Barton Mansions
- Garage for parking and storage
- Beautifully maintained communal areas
- Stunning sunsets across the promenade
- Promenade walks on the doorstep
- Close to St Annes and Lytham
- Ideal coastal downsizer home
- Highly sought-after North Promenade address

3

1

2





This spacious second-floor apartment is set within Barton Mansions, one of North Promenade's most established and sought-after seafront developments, known for its peaceful setting, elevated position and prestigious coastal address directly opposite the beach and dunes.

The apartment enjoys a private position within the building, with lift access and well-maintained communal areas creating an immediate sense of exclusivity. Inside, the property offers bright and spacious accommodation, with a generous lounge and dining area forming the heart of the home whilst enjoying elevated coastal outlooks and excellent natural light throughout.

Three bedrooms provide flexible accommodation ideal for downsizers, visiting family, hobbies or home working, whilst the layout remains practical and comfortable for everyday living.

The second-floor position offers additional privacy and a calm atmosphere away from the promenade, whilst still being moments from the seafront and beach walks. A private garage provides valuable parking and storage, adding further practicality to this highly desirable coastal residence.



North Promenade remains one of St Annes' most prestigious addresses due to its close proximity to the beach, St Annes seafront, cafés, restaurants and easy access into Lytham and the wider Fylde Coast lifestyle.

“Barton Mansions remains one of North Promenade's most sought-after seafront developments, where apartments seldom come to market and leave a lasting impression through their position, privacy and coastal lifestyle.”

The Seller's View

“The lounge and balcony have always been my favourite part of the apartment. Sitting with a morning coffee whilst looking out towards the sea and promenade has been such a relaxing way to start the day.

The views constantly change throughout the seasons and different times of year.

From bright summer mornings to dramatic winter skies and colourful evening sunsets, there is always something beautiful to look at.

The second-floor position gives the apartment a lovely sense of peace and privacy whilst still feeling connected to the coastline and activity along the promenade.

The balcony has been wonderful during the warmer months, whether sitting out in the sunshine, watching the sunsets or simply enjoying the fresh sea air.

It's been a calm, comfortable and very special place to call home.”



About The Area

St Annes on Sea

St Annes-on-the-Sea is an elegant and well-established coastal town offering a refined balance of traditional seaside character and contemporary lifestyle.

Known for its graceful promenade, open beaches and relaxed atmosphere, the town appeals particularly to those seeking coastal living with a sense of permanence and ease.

The heart of St Annes provides a strong selection of independent shops, cafés, restaurants and everyday amenities, all arranged around its leafy centre and iconic gardens.

Highly regarded schools, leisure facilities and golf courses further enhance its appeal, while excellent rail and road links connect residents easily to Lytham, Preston and Manchester.

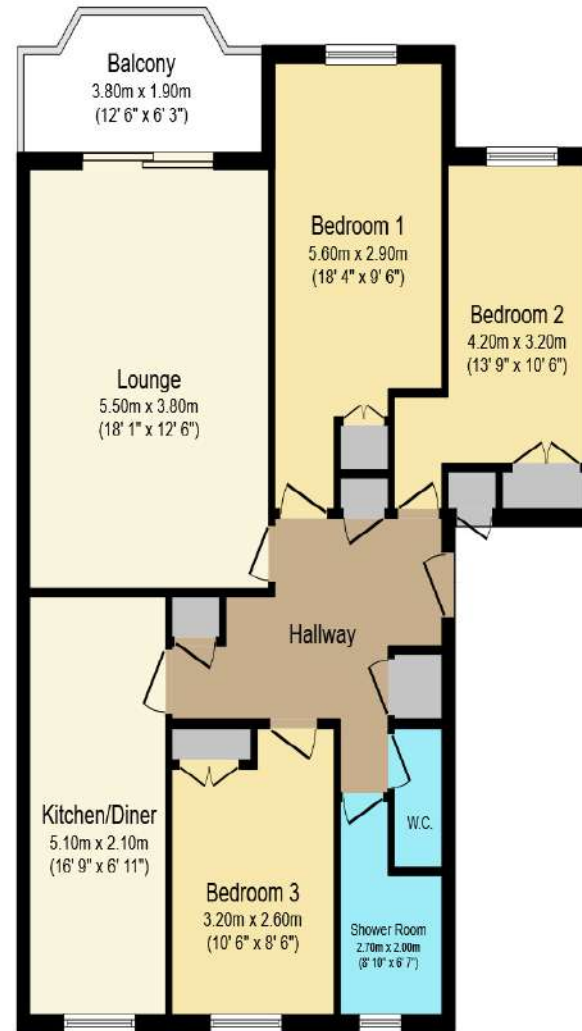
Framed by the coastline yet positioned for convenience, St Annes enjoys close proximity to Lytham, Ansdell, Fairhaven and the wider Fylde Coast.

Above all, St Annes is valued for its understated charm, long-term desirability and enduring quality of life, a place where people settle confidently

Fylde Coast

The Fylde Coast is an elegant stretch of Lancashire coastline, celebrated for its refined seaside towns, expansive sandy beaches and manicured green spaces. Lytham St Annes, Fairhaven and Cleveleys offer coastal walks, stylish cafés and a relaxed yet sophisticated lifestyle, all supported by excellent transport links and year round amenities.





Floor Plan
Floor area 84.6 sq.m. (910 sq.ft.)



Outbuilding
Floor area 11.5 sq.m. (123 sq.ft.)

Total floor area: 96.0 sq.m. (1,034 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Flat 14
Barton Mansions
Lytham St. Annes
FY8 2NH

Valid until: 13 January 2035

Property type: Flat

Total floor area: 86 square meters

Energy rating and score

This property's current energy rating is C. It has the potential to be B.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C	77 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

This graph shows this property's current and potential energy rating.

Helping You Move **The Right Way**

Hello, I'm **Carl Jackson** and I live in beautiful Lytham St Annes. Guiding you every step of the way with trusted local knowledge, it is more than just about selling a home. Here are a few of the reasons why you should trust **Jacksons Estates** to help you move the right way.

- 7 days a week. Evenings. Weekends. I work when buyers are looking
- Every viewing handled by me. No “door openers.” No missed chances
- I sell homes others can't. That's where I thrive
- Marketing that stops the scroll – not average, not forgettable
- I don't wait for buyers. I go and find them
- I create urgency that pushes your price higher
- Straight-talking advice. No overpricing. No false promises
- I prepare your home before every viewing – detail wins deals
- One point of contact. Start to finish. No being passed around
- I treat your sale like my own – Results matter!

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Helping You Move The Right Way

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