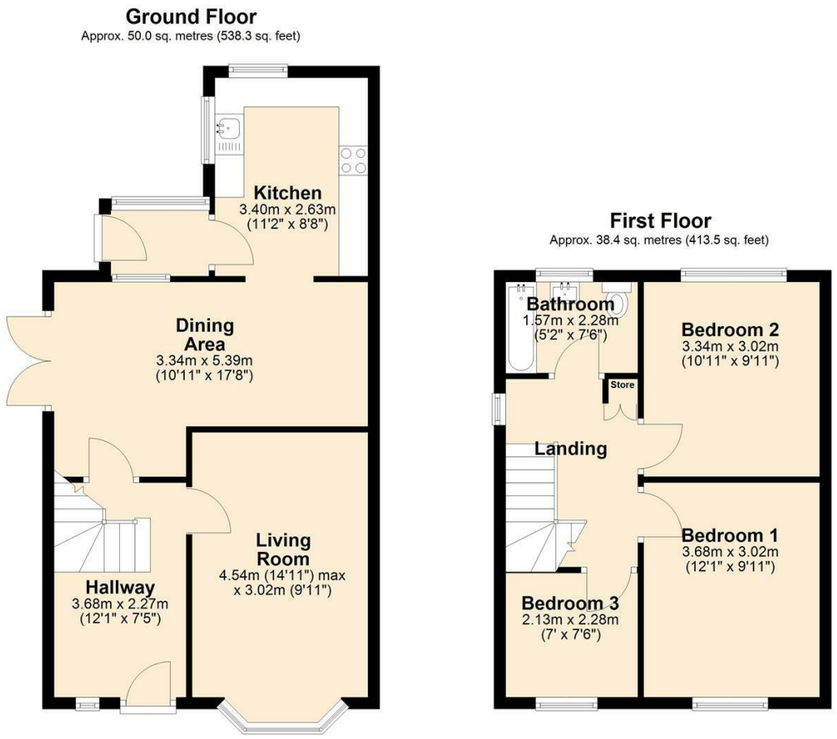
Road Map

Hybrid Map

Terrain Map

Floor Plan

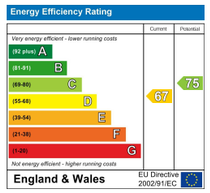


Viewings

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph



imove
SALES & LETTINGS

Make your next move with... imove

Call us now on 01253 883311
hello@imovetoday.co.uk

imove
SALES & LETTINGS

47 Hayfield Avenue

, Poulton-Le-Fylde, FY6 7JH

Offers In The Region Of £192,500 3 1 2 D

47 Hayfield Avenue

, Poulton-Le-Fylde, FY6 7JH

Offers In The Region Of £192,500

Entrance hallway
12'0" x 7'5"
Spacious entrance hallway with composite external entrance door & doorways to lounge and dining room with stairway to first floor, Radiator and vinyl flooring, ceiling light, understairs storage.

Lounge
14'10" x 9'10"
Spacious reception room with bay window to front aspect, Radiator, ceiling light, carpet to floor.

Dining room & rear living
10'11" x 17'8"
Open plan dining room and rear living space with upvc double doors to the side driveway/garden, upvc window to rear and arch to kitchen.
Radiator, ceiling light, vinyl flooring throughout.

Kitchen
11'1" x 8'7"
Modern fitted kitchen comprising range of wall mounted and base level units with laminate work surfaces. Featuring double electric fan oven, four burner electric hob with extraction above and stainless steel sink and drainer with mixer tap.
Plumbed for washing machine and tumble drier with room for under counter fridge.
upvc window to rear and side, ceiling light, vinyl flooring

Bedroom 1
12'0" x 9'10"
Spacious double bedroom with uPVC double-glazed window to front aspect, radiator, ceiling light, carpet to floor

Bedroom 2
10'11" x 9'10"
Double bedroom with fitted wardrobe and uPVC double-glazed window to rear, ceiling light, radiator, carpet to floor.

Bedroom 3
6'11" x 7'5"
Single bedroom with uPVC double-glazed window to front, radiator, ceiling light, carpet to floor

Bathroom
5'1" x 7'5"
Tiled bathroom suite comprising bath with electric shower above, pedestal wash basin, low flush W.C. & heated towel rail.
Upvc window to rear, vinyl flooring.

Garage
External garage accessed via up and over door from the driveway, power, lighting

Front external
paved area that leads onto driveway.
Off road parking for multiple cars.
Side gate to property.

Rear garden
Garden with lawned area, shrubs and planted borders, flagged patio area.
Fences to boundary lines.

Further information
Tenure - Freehold
Council Tax Band - C - wyre Borough Council
EPC Rating C

Agents disclaimer
These particulars, whilst believed to be accurate are set out as a general guideline 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. Please note that we have not tested any apparatus, equipment, fixtures, fittings or services including gas central heating and so cannot verify they are in working order or fit for their purpose. Furthermore, Solicitors should confirm moveable items described in the sales particulars and, in fact, included in the sale since circumstances do change during the marketing or negotiations. Although we try to ensure accuracy, if measurements are used in this listing, they may be approximate. Therefore if intending Purchasers need accurate measurements to order carpeting or to ensure existing furniture will fit, they should take such measurements themselves. Photographs are reproduced general information and it must not be inferred that any item is included for sale with the property.