Road Map



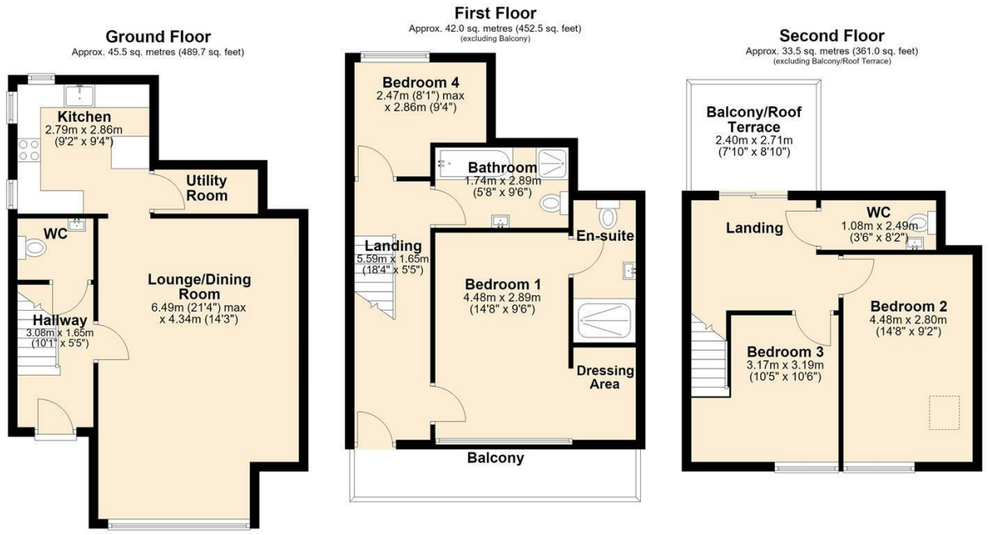
Hybrid Map



Terrain Map



Floor Plan

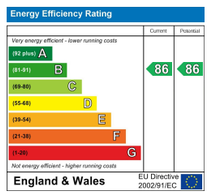


Viewings

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



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Offers In The Region Of £375,000 4 2 1 B





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, Poulton-Le-Fylde, FY6 7AQ

Offers In The Region Of £375,000





Hallway
Stair case to front leading to first floor landing. Access to ground floor rooms. Luxury vinyl flooring. Under floor heating and LED ceiling lights.

Ground Floor WC
Low flush WC and vanity wash hand basin. Luxury vinyl flooring. Under floor heating and LED ceiling lights.

Lounge/Diner
22'0" x 15'5"
Double glazed windows to front with fitted window shutters. Open plan living space providing versatile living space. Luxury vinyl flooring. Under floor heating and LED ceiling lights. Open access through to Kitchen.

Kitchen
14'4" x 9'4"
Double glazed window to side and rear. Range of wall and base units with quartz worktop above. Fitted breakfast/dining bar. Ceramic induction hob with extractor above. Sunken stainless steel sink unit with mixer tap above. Integral fridge and freezer. Integral double oven. Integral dishwasher. Luxury vinyl flooring. Under floor heating and LED ceiling lights. Access

Utility Room
Plumbed for washing machine and space for tumble dryer.

First Floor Landing
Carpeted landing providing access to first floor rooms and front balcony. Stair case leading to Second floor landing. Under floor heating and LED ceiling lights.

Front Balcony
First floor balcony with front facing outlook.

Bedroom One
14'11" x 14'6"
Double glazed windows to front with fitted window shutters. Open access dressing area with fitted wardrobes and drawers. Carpet, under floor heading and LED ceiling lights. Access to En Suite.

En Suite
Three piece bathroom suite comprising; walk in shower cubicle with glass partition, low flush WC and wall mounted vanity wash hand basin. Tiled walls and floor, ceiling light and radiator.

Bathroom
Four piece bathroom suite comprising; panel bath, walk in shower cubicle with glass partition, low flush WC and wall mounted vanity wash hand basin. Tiled walls and floor, ceiling light and radiator.

Bedroom Four
10'4" x 9'4"
Double glazed window to rear. Fitted office furniture. Carpet, Carpet, under floor heading and LED ceiling lights.

Second Floor Landing
Access to rear Roof Terrace and all top floor floor rooms. Carpet, under floor heading and LED ceiling lights.

Bedroom Two
18'0" x 9'4"
UPVC double glazed window to front with fitted shutters. In built bespoke wardrobe and bedroom units. Vaulted ceiling with Velux window. Carpet, under floor heading and LED ceiling lights.

Bedroom Three
14'2" x 8'7"
UPVC double glazed window to front with fitted shutters. In built storage cupboards. Vaulted ceiling with Velux window. Carpet, under floor heading and LED ceiling lights.

WC
Low flush WC and vanity wash hand basin. Luxury vinyl flooring. Under floor heating and LED ceiling lights.

Roof Garden
Glazed balcony with opaque glass. Artificial grass.

Front Exterior
Allocated parking space to front. Paved pathway leading to property

Further Information
Tenure - Freehold
EPC B
Council Tax Band - E - Wyre Borough Council

