Road Map



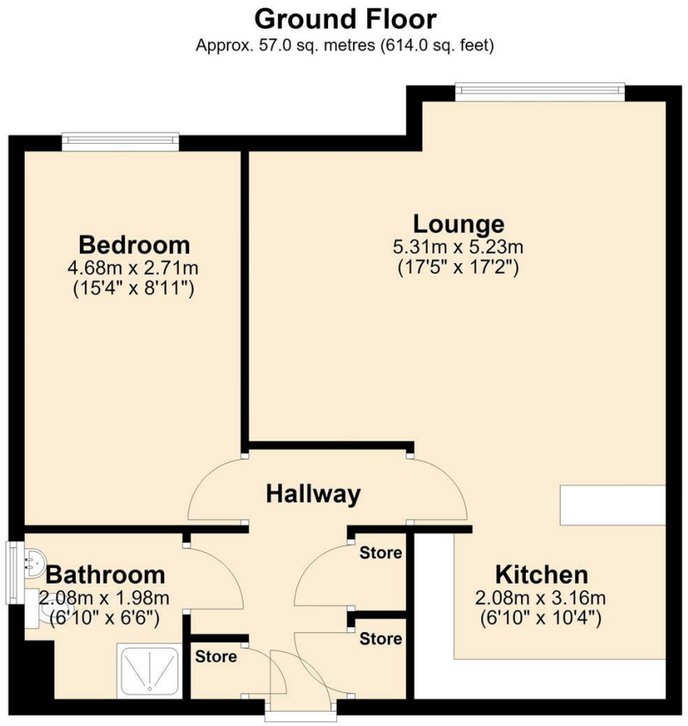
Hybrid Map



Terrain Map



Floor Plan

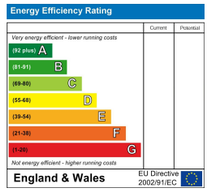


Viewings

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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23 Croft House

Derby Road, Poulton-Le-Fylde, FY6 7AH

Offers In The Region Of £150,000 1 1 1





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Communal Hallway
Apartment is situated at the end of the communal hallway.

Flat Hallway
Access to all internal rooms. Storage cupboards. Carpet and ceiling light.

Open Plan Lounge/Diner
17'5" x 17'1"
UPVC double glazed windows. Spacious open plan living area. Carpet, wall and ceiling lights and electric heaters, Open access to Kitchen.

Kitchen
10'4" x 6'9"
Range of wall and base units with complimentary work worktops above. Central breakfast bar with hanging lights above. Space for fridge/freezer. Integral electric oven. Ceramic hob. Integral dishwasher. Wood effect vinyl flooring.

Bedroom
15'4" x 8'10"
UPVC double glazed windows. Carpet, ceiling light and electric heater.

Wet Room
6'9" x 6'5"
UPVC double glazed opaque window. Open wet room with disability handles. Electric shower with glass partition, low flush WC and vanity wash hand basin. Plastic cladded walls and ceiling light.

Further Information
Tenure - Leasehold
999 Years from 3rd February 1987
Service Charge: Approx. £396.19 per month - £4,754.30 per annum - including ground rent, building insurance and communal maintenance.




