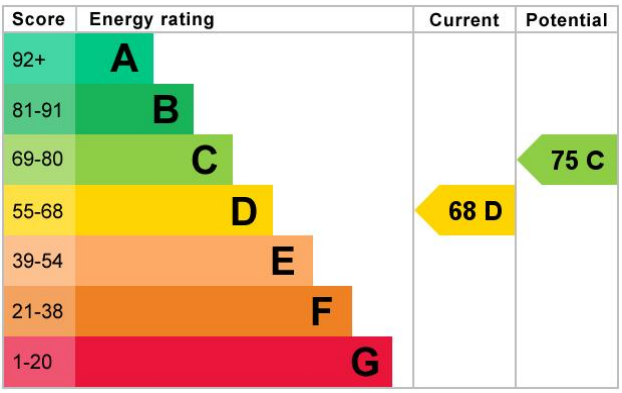
Tiger Sales & Lettings
Troycounty

Sales: 01253 406111
Lettings: 01253 627111
Fax: 01253 406119
E-mail: info@tigerestates.co.uk
Web: www.tigerestates.co.uk



8 Richmond Court, 2A Ashburton Road, Blackpool, FY1 2JD

Price: £56,000



- Spacious Second-Floor Apartment
- Central Location Close To Seafront
- Generous Lounge And Double Bedroom
- Fitted Kitchen/Breakfast Room
- Newly Fitted Double Glazing And Storage Heaters
- Communal Gardens And Permit Parking
- Leasehold Property – Owner-Occupiers Only
- Council Tax Band - A

8 Richmond Court, 2A Ashburton Road, Blackpool, FY1 2JD

INTRODUCTION Situated in a convenient and highly desirable central location, this spacious second-floor apartment in Richmond Court, Ashburton Road, presents an excellent opportunity for buyers seeking a well-positioned home close to the many amenities of the town centre. Within comfortable walking distance of the seafront, the property is ideally placed for enjoying local shops, bars, restaurants and eateries, as well as convenient bus and train links.

The apartment benefits from newly fitted UPVC double-glazed windows and newly fitted storage heaters, providing comfortable accommodation throughout. Offering a generous lounge, a fitted kitchen/breakfast room, a well-proportioned double bedroom and a bathroom, the property would make an appealing purchase for a range of owner-occupiers looking to enjoy a central coastal location.

Accessed via a secure communal entrance, the apartment opens into an inner hallway providing access to the accommodation. The spacious lounge offers an inviting living area, enhanced by a newly fitted UPVC double-glazed window to the front aspect and a newly fitted storage heater.

The kitchen/breakfast room is fitted with a range of wall and base units complemented by work surfaces, a stainless steel sink and drainer, and a cooker. There is additional space for a fridge freezer, together with room for a breakfast table, making this a practical and functional space for everyday living. Newly fitted UPVC double-glazed windows to the front and side aspects provide natural light.

The double bedroom is well proportioned and benefits from a newly fitted UPVC double-glazed window to the side aspect, along with a newly fitted storage heater. The bathroom comprises a panelled bath with shower over, wash hand basin and low-flush WC.

Further benefits include a useful storage cupboard with plumbing for a washing machine and tumble dryer, a loft hatch and a water tank. Externally, residents can enjoy communal gardens, together with permit-controlled off-road parking.

TENURE AND CHARGES

We have been informed that the property is leasehold, with a 999-year lease commencing in 1982. The combined service charge and ground rent are understood to be approximately £650 per annum. Prospective purchasers are advised to verify the tenure, remaining lease term and all associated charges with their solicitor before proceeding.

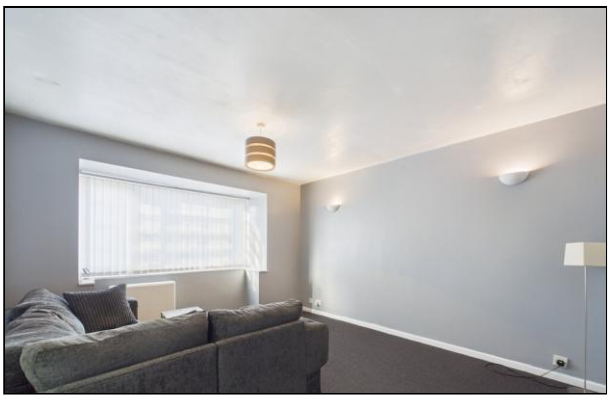
IMPORTANT INFORMATION FOR PURCHASERS

Please note that the apartment is for owner-occupation only and cannot be purchased for letting or investment purposes. Dogs are not permitted within the apartments.

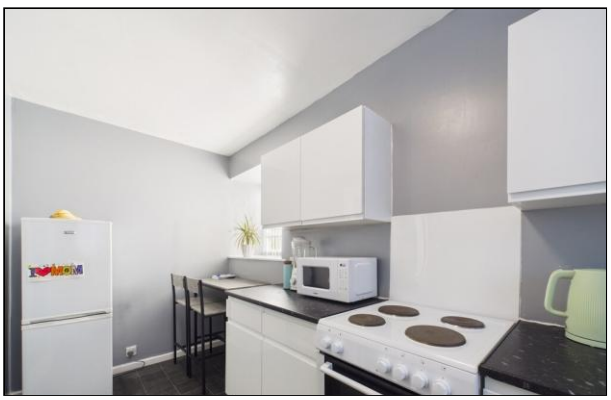
Offering spacious accommodation, communal outdoor space and a superb central location close to the seafront and town centre, this apartment is well worth an internal inspection. Contact us today to arrange your viewing.











8 Richmond Court, 2A Ashburton Road, Blackpool, FY1 2JD

TENURE
The property is **Leasehold (953 Years)**

SERVICE CHARGE
£650

GROUND RENT

COUNCIL TAX
Band **A**

ANNUAL COUNCIL TAX AMOUNT
£1,675

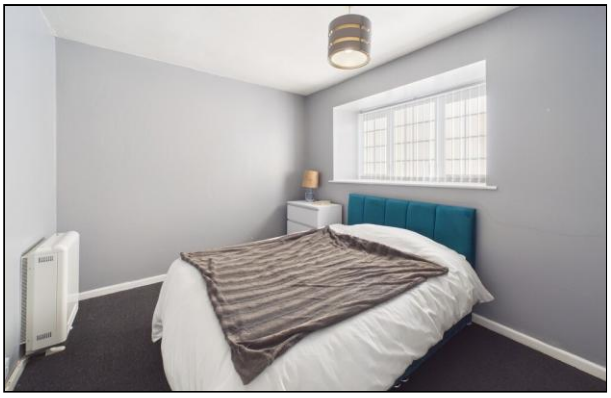
BROADBAND COVERAGE
We are advised that the property can obtain

MOBILE DATA
We are advised that you are likely to have mobile coverage

We would suggest that you also make your own enquiries as to Mobile Data coverage https://www.ofcom.org.uk/mobile-coverage-checker

PLEASE NOTE
These particulars are believed to be correct but in no way is their accuracy guaranteed and they do not form part of any contract and neither do Tiger Sales & Lettings or the vendors accept any responsibility in respect of these particulars and any prospective purchaser must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate and for illustrative purposes only. Floor Plans are included as a service to our customers and is intended as a GUIDE TO LAYOUT ONLY. Digital images are reproduced for general information only and must not be inferred that any item shown is included for sale with the property. We have been unable to confirm if services / items in the property are in full working order. The property is offered for sale on this basis. Prospective purchasers are advised to seek expert advice where appropriate. We are only verbally informed by the vendor of the stated tenure details, therefore we advise any prospective purchaser to confirm the tenure details with their solicitor / legal representative.

16/11/2026









8 Richmond Court, 2A Ashburton Road, Blackpool, FY1 2JD



Tiger House, 11-13 Whitegate Drive, Blackpool, Lancashire, FY3 9AA
56 Highfield Road, South Shore, Blackpool, Lancashire, FY4 2JA
The Old Docks House, 90 Watery Lane, Preston, PR2 1AU
Phone: 01253 627111 / 01253 406111 / 01772 395835
Email: info@tigerestates.co.uk Website: www.tigerestates.co.uk