



11 Dales Court, St Annes Road, Blackpool, FY1 5BP

Price: £130,000

- Spacious Ground Floor Two-Bedroom Apartment
- Popular South Shore Residential Location
- Large Lounge With New 2026 Carpet
- Open Plan Kitchen And Dining Area
- Two Well-Proportioned Bedrooms
- Modern Shower Room And Fitted Wardrobes
- Communal Gardens And Single Garage
- Council Tax Band - A

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INTRODUCTION Situated within a highly popular residential area of South Shore, this spacious ground floor two-bedroom apartment offers well-proportioned accommodation throughout and is ideally positioned close to a wide range of local amenities, including shops, supermarkets and convenient bus routes.

The property provides a practical and comfortable layout, making it an excellent opportunity for a first-time buyer, couple, downsizer or investor looking for a well-located property.

Upon entering, you are welcomed into a spacious main lounge, providing an excellent reception space with plenty of room for a range of furniture. The lounge benefits from a newly fitted carpet installed in 2026, giving the room a fresh and modern feel.

The accommodation continues into an open-plan kitchen and dining area, offering a sociable and practical space with ample room for a dining table and chairs. The layout provides a good degree of flexibility for both everyday living and entertaining.

There are two well-proportioned bedrooms, with the main bedroom benefiting from fitted wardrobes, providing useful built-in storage while maximising the available floor space.

Completing the internal accommodation is a modern shower room, fitted with contemporary fixtures and providing a clean and practical space.

Externally, residents have access to communal gardens, providing an attractive outdoor area to enjoy and maintain a pleasant setting around the property.

A further major benefit is the inclusion of a single garage, providing secure off-road parking and valuable additional storage.

The property is conveniently located for local shops, supermarkets, public transport links and other everyday amenities, whilst South Shore also provides easy access towards Blackpool town centre and the wider Fylde Coast.

Service Charge: Approximately £1,000 Per Annum.

Overall, this is a spacious and well-positioned ground floor apartment offering two good-sized bedrooms, an open-plan kitchen/dining area, modern shower room, communal gardens and a single garage. An internal viewing is highly recommended to fully appreciate the accommodation and location on offer.

TENURE

The property is **Leasehold**

SERVICE CHARGE

£1,000

COUNCIL TAX

Band A

ANNUAL COUNCIL TAX AMOUNT

£1,675



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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

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28/08/2026



