



**Gretna Crescent, Norbreck, FY5 1NX**

**Starting Bid £95,000**

- For Sale by Online Auction
- Excellent Residential Location
- Full Renovation Required
- Close to Norbreck School & the Promenade
- Priced Below Market Value
- Open Plan Through Lounge/Dining Room
- Est. Rental Income £950 PCM (Once Renovated)
- Good Sized Rear Garden

# Gretna Crescent , Norbreck

For Sale by Online Auction with a Starting Bid £95,000.  
T&Cs Apply. See WebbMove for all the Auction Details.

A good sized three-bedroom semi-detached house situated in an excellent residential location, close to Norbreck Primary School, Queens Promenade and bus/tram routes making Blackpool and Cleveleys centre easily accessible.

The property is an ideal project for a builder/investor as it needs full renovation which has been reflected in the price.

Viewings are available either in person or via our 360 virtual tour.

## HALLWAY

9' 3" x 5' 7" (2.82m x 1.7m)

## LOUNGE THROUGH TO DINING ROOM

18' 2" x 11' 1" (5.54m x 3.38m)

## KITCHEN

9' 5" x 5' 6" (2.87m x 1.68m)

## REAR PORCH

4' 8" x 5' 5" (1.42m x 1.65m)

## LANDING

6' 9" x 3' 6" (2.06m x 1.07m)

## BEDROOM ONE

11' 5" x 10' 11" (3.48m x 3.33m)

## BEDROOM TWO

9' 7" x 9' 8" (2.92m x 2.95m)

## BEDROOM THREE

6' 5" x 5' 11" (1.96m x 1.8m)

## BATHROOM

5' 5" x 5' 10" (1.65m x 1.78m)

## GARDENS

Small garden to the front.

Good sized rear garden which does need TLC.

## COVERAGE

BROADBAND

We are advised that the property can obtain Fibre to the Premises (FTTP)

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://checker.ofcom.org.uk/en-gb/mobile-coverage>



# Gretna Crescent, Norbreck

## TENURE

The property is **Freehold**

## COUNCIL TAX

Band "**B**"

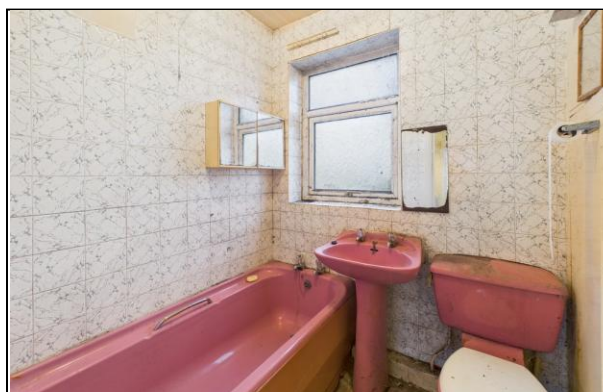
The average council tax charges for April 2010 - March 2013 are listed below, based on a household of two adults. The tax bands are based on the value of your property in 1991.

Valuation Band	Council Tax 2017/18	Council Tax 2018/19	Council Tax 2019/20
A	£1104.47	£1170.70	£1218.16
<b>B</b>	<b>£1288.54</b>	<b>£1365.82</b>	<b>£1421.19</b>
C	£1472.62	£1560.93	£1624.21
D	£1656.70	£1756.05	£1827.24
E	£2024.86	£2146.28	£2233.29
F	£2393.01	£2536.52	£2639.35
G	£2761.17	£2926.75	£3045.40
H	£3313.40	£3512.10	£3654.48

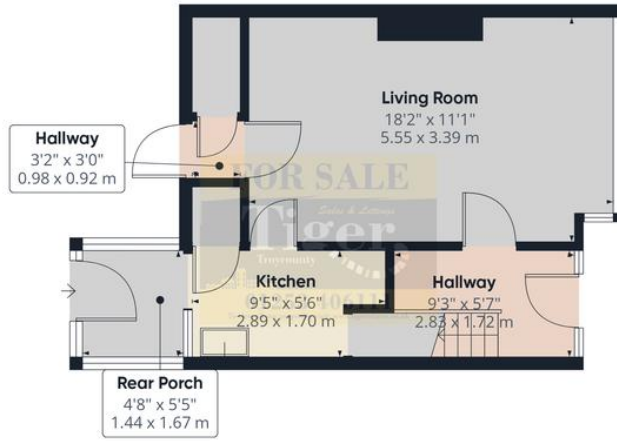
## PLEASE NOTE

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.

**02/12/2025**



# Gretna Crescent, Norbreck



Ground Floor



Floor 1



**Approximate total area<sup>(1)</sup>**  
696 ft<sup>2</sup>  
64.6 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

