



House - Terraced (EPC Rating: )

**19 GREENFINCH COURT, BLACKPOOL,  
LANCASHIRE, FY3 8FG**

PCM

**£1,045 PCM**



# 3 Bedroom House - Terraced located in Lancashire

Welcome to Greenfinch Court...

Located on a lovely little cul-de-sac on the ever so popular Herron's Reach, this beautiful and modern mid terrace family home is delightful and within close proximity to both Poulton & Blackpool and walking distance of Blackpool Victoria Hospital. This truly is a fabulous home and viewing is highly recommended to fully appreciate the standard of accommodation on offer.

Number 19 is an unfurnished property with allocated parking to the front of the property.

Briefly comprising of; entrance hall, ground floor WC, spacious living room and open plan modern dining kitchen with access to the mature gardens via French doors. Upstairs you will find the master bedroom with en-suite facilities, a second double room, a third single room and a fully tiled, family bathroom with a 3 piece suite in white with an over bath mixer shower.

This home is offered to let on an unfurnished basis and is available to let immediately. A long term let is preferred.

Rent: £1045.00pcm. Bond: £1200.00 Holding Deposit: £240.00


All applicants will need a working, homeowner guarantor to support your application. All tenants and guarantors are to meet the affordability criteria. This is calculated per property depending on the rent amount. Please ask for details.



Council Tax Band

C

Energy Performance Graph

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Call us on

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.