9 Swarbrick Close, Blackpool, FY1 3RZ

Two Bedroom Mews House

£119,950

2 2 1







A well-presented mews property – NO CHAIN

Shoreline Estates are delighted to present this beautifully presented two-bedroom mews home, boasting a stylish newly fitted kitchen, spacious lounge, separate dining area and modern family bathroom. Further benefits include a fully enclosed, low-maintenance rear garden and allocated parking. Ready to move straight into and ideal for first-time buyers, downsizers or investors alike! Early viewing is highly recommended!

Hallway
Entrance door, Electric Eco Heater, Stairs to first floor, Electric consumer unit.

Lounge 4.42m x 2.52m (14’6” x 8’3”)
Understair storage, uPVC double glazed window, Electric ‘Eco Green’ heater.

Dining Room 3.07m x 2.08m (10'0" x 6'9")
uPVC double glazed sliding doors leading on to the rear garden, Electric 'Eco Green' heater, Open to:

Kitchen 2.87m x 1.9m (9'4" x 6'2")
Range of modern wall and base cupboard units with complimentary roll edge work tops, Single drainer stainless steel sink with mixer tap, Electric integrated oven, hob and extractor, Plumbed for automatic washing machine, Part tiled walls, uPVC double glazed window to rear elevation Tiled floor.

First Floor

Landing

Bedroom 1 – 4.08m Maximum x 3.99m (13'4" x 13'1")
Electric 'Eco Green' heater, uPVC double glazed window to front elevation.

Bedroom 2 – 3.07m x 2.08m (10'0" x 6'9")
Electric 'Eco Green' heater, uPVC double glazed window to rear elevation.

Key Features

- Popular Residential Location
- Well Presented
- Two Bedrooms
- Modern Kitchen
- Eco Green Heaters
- Double Glazing
- Gardens to Rear
- Allocated Parking
- No Chain
- Early Viewing Essential

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Blackpool, FY2 9HX

Bathroom
Three piece suite comprising, Panelled bath with shower over, Vanity wash hand basin, Low flush WC, Wall mounted electric heater, Tiled walls, uPVC double glazed window to rear elevation

Outside

Parking
Allocated parking to front

Rear Garden
Block paving and crushed slate rear garden for ease if maintenance

GENERAL
TENURE
Leasehold. (All prospective purchasers should verify this information with their solicitors prior to exchange of contacts.)
FIXTURES & FITTINGS
All fixtures & fittings are excluded from the sale unless separately included within the legal 'fixtures and fittings' details.
INFORMATION
Please note this brochure including photography and measurements was prepared by Shoreline Estates in accordance with the sellers' instructions and should be used as guidance only.
WARRANTIES
The seller does not make any representations or give any warranty in relation to the property, and we have no authority to do so on behalf of the seller.
Services, systems, appliances, fittings and equipment have not been tested (unless otherwise stated) and no warranty can be given as to their condition.

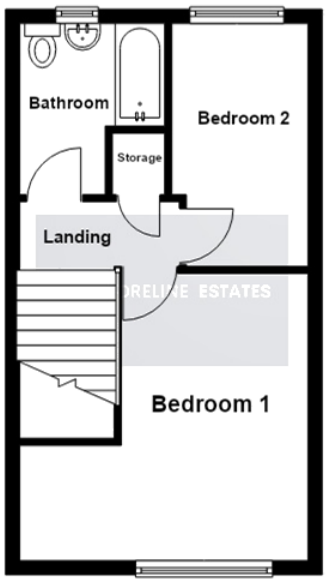
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FREE VALUATION
If you would like to obtain an independent and completely free market appraisal, please contact Shoreline Estates Ltd, 57 Red Bank Road, Bispham, Blackpool, Lancashire, FY2 9HX Telephone (01253) 352207.

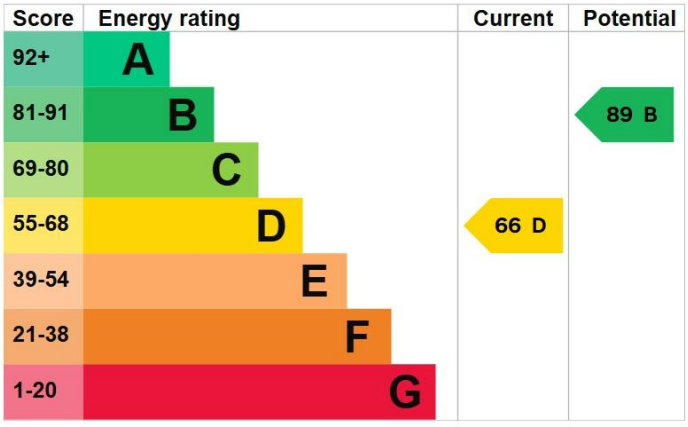
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These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time, there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

Ground Floor



First Floor















Get in touch

FOR APPOINTMENTS AND ENQUIRIES

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A Fully Tailored Property Service To Meet Your Needs And Exceed Your Expectations

OnTheMarket



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