



Blowick Moss Lane, Kew, Southport PR8 6UX

An early viewing is highly recommended to fully appreciate this beautifully presented and well proportioned detached house forming part of the sought-after Pavilion Gardens development by David Wilson Homes.

Offering stylish and versatile accommodation arranged over two floors, the property combines modern design with comfortable family living. Gas centrally heated and double glazed throughout, the property briefly comprises: an inviting entrance hall, cloakroom/WC, an elegant living room, and a contemporary fitted dining kitchen complete with integrated appliances on the ground floor. The first floor has two double bedrooms, one with en-suite shower room, a third single bedroom currently arranged as a dressing room and a family bathroom.

Outside, a tarmac driveway provides off road parking to the front, whilst the rear garden has been landscaped to provide, paved patio and shaped lawn.

The property stands on Blowick Moss Lane and is well placed for accessing the local shops and highly regarded school at Kew with Southport town centre readily accessible.



Price: £270,000 Subject to Contract

Ground Floor:

Hall

WC

Living Room - 4.9m x 3.61m (16'1" x 11'10" max)

Kitchen/Dining Room - 4.55m x 3.18m (14'11" x 10'5")

Store

First Floor:

Landing

Bedroom 1 - 3.56m x 2.49m (11'8" x 8'2")

Bedroom 2 - 3.07m x 2.49m (10'1" x 8'2")

Bedroom 3 - 2.64m x 1.96m (8'8" x 6'5")

Bathroom - 1.96m x 1.7m (6'5" x 5'7")

Outside:

A tarmac driveway provides off road parking to the front, whilst the rear garden has been landscaped to provide, paved patio and shaped lawn.

Council Tax:

Enquiries made of the Council Tax Valuation List indicate the property has been placed in Band (D)

Tenure:

TBC

NB:

We are required under the Money Laundering Regulations to check Purchaser's Identification Documents at the time of agreement to purchase.

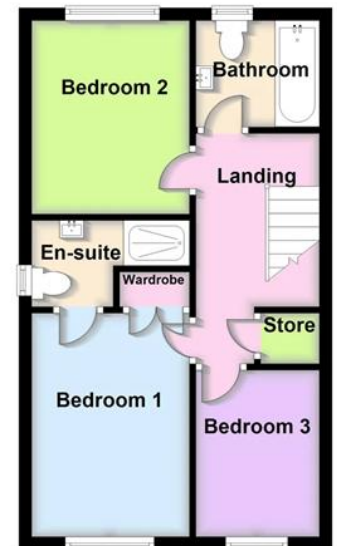
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Ground Floor
Approx. 37.3 sq. metres (401.2 sq. feet)



First Floor
Approx. 37.3 sq. metres (401.2 sq. feet)



AWAITING EPC