Tiger Sales & Lettings
Troycounty

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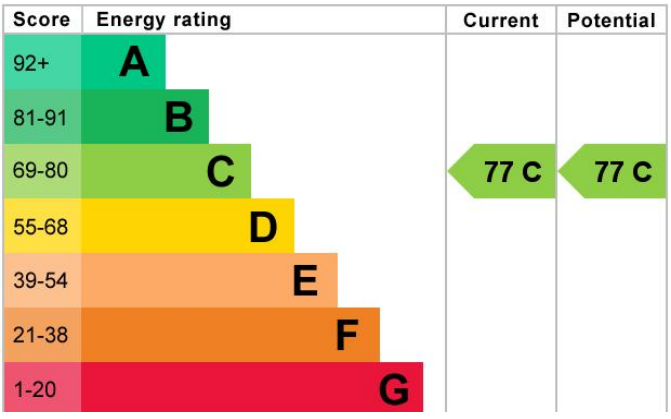
51 Boston Way, Blackpool, FY4 4YQ

Price: £65,000



- First Floor Apartment
- No Onward Chain Delay
- Spacious Lounge
- Fitted Kitchen With Separate Storage
- Double Bedroom Plus Versatile Additional Room
- Three-Piece Bathroom Suite
- Convenient Location With Transport Links And On-Road Parking
- Council Tax Band - A

51 Boston Way, Blackpool, FY4 4YQ

INTRODUCTION Situated in a well-connected residential location, this first-floor apartment offers an excellent opportunity for a range of buyers, including first-time purchasers, those looking to downsize, and property investors seeking a potential rental investment. Conveniently positioned close to local supermarkets, everyday amenities and transport links, the property provides easy access to the surrounding area. Offered for sale with no onward chain delay, the apartment is ideally suited to buyers looking for a straightforward purchase.

The accommodation briefly comprises a spacious lounge featuring fitted carpeting and a double-glazed window, creating a comfortable space to relax and unwind. A door leads through to the kitchen, which benefits from a separate storage area, providing useful additional space for household essentials and helping to keep the main kitchen area organised.

The property further benefits from a good-sized double bedroom, offering comfortable accommodation, alongside an additional smaller room which provides excellent flexibility to suit individual needs. This versatile space could be utilised as a walk-in wardrobe, home office, nursery or additional storage area, making it a practical feature for a variety of prospective purchasers.

Completing the accommodation is a bathroom fitted with a white three-piece suite, comprising a panelled bath with an overhead shower, low-flush WC and wash hand basin.

Externally, the property benefits from on-road parking, adding to the convenience of everyday living.

With its practical layout, versatile additional room, convenient location and the advantage of no onward chain delay, this first-floor apartment represents an appealing opportunity for first-time buyers, downsizers and investors alike. An internal viewing is recommended to fully appreciate the accommodation and potential on offer.

TENURE
The property is **Leasehold**
From 1991 - 125 years

SERVICE CHARGE
TBC

GROUND RENT
£10.00 PER ANNUM

COUNCIL TAX
Band **A**

ANNUAL COUNCIL TAX AMOUNT
£1,675

BROADBAND COVERAGE
We are advised that the property can obtain











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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
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.

23/11/2026





51 Boston Way, Blackpool, FY4 4YQ



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