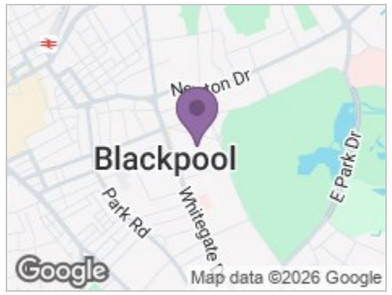
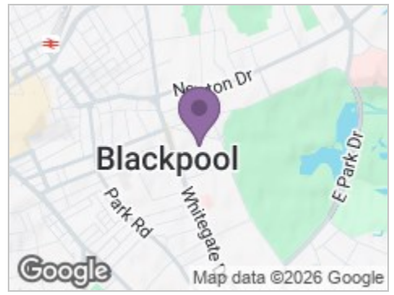
Road Map



Hybrid Map



Terrain Map



Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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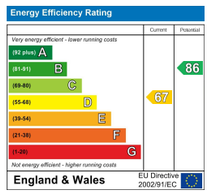
Viewings

Please contact our iMove Sales & Lettings Office on 01253 883311 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph



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Porch
Door from front courtyard providing access into property. Internal door from porch leading into lounge. Fitted carpet matt and ceiling light,

Lounge
12'1" x 11'1"
Window to front. Feature fire place. Carpet, radiator and ceiling light.

Hallway
Internal hallway with stairs to side leading to first floor landing.

Dining Room
12'1" x 10'7"
Window to rear. Open access to kitchen. Open storage under stair case. Carpet, ceiling lights and radiator.

Kitchen
11'10" x 7'7"
Window to side and UPVC door to side providing access to rear courtyard. Range of wall and base units with complimentary worktops above. Stainless steel cylindrical sink unit with mixer tap above. Electric oven with gas hob above and ceiling mounted extractor fan. Combi boiler. Vinyl flooring with herringbone design. Ceiling light.

First Floor Landing
Access from ground floor internal hallway. Carpet to hall stairs and landing. Access to all first floor rooms.

Bedroom One
12'1" x 11'1"
Window to front. Carpet, radiator and ceiling light.

Bedroom Two
8'5" x 8'3"
Window to rear. Carpet, radiator and ceiling light.

Bathroom
14'1" x 3'7"
Opaque window to rear. Three piece bathroom suite comprising; panel bath with shower above, pedestal wash hand basin and low flush WC. Vinyl flooring with geometric pattern. Radiator and ceiling light.

Exterior
Low maintenance court yards to front and rear.
On road parking.
Walking distance to Belle Vue pub and Stanley Park

Further Information
Tenure - Freehold
EPC Rating D
Council Tax Band - A - Blackpool Borough Council
Gas Central Heating




