



19 St. Stephens Avenue, Bispham,
Blackpool, FY2 9RB

£187,500

An imposing double fronted Family home offering thoroughly well proportioned accommodation throughout. To the ground floor is a huge open plan Living Area PLUS a separate Dining Room and Kitchen, whilst to the first floor are the four Bedrooms. Sat in a popular residential area, with the Promenade literally at the end of the road, and offering bags of **POTENTIAL**, the property is also sold with **NO ONWARD CHAIN**.

- Open plan Living Area
- Dining Room
- Kitchen
- Four Bedrooms
- Bathroom
- Separate WC
- UPVC double glazing
- Gas central heating

Successfully selling property since
1948.



McDonald

Estate Agents

Fylde Coast Property Hub

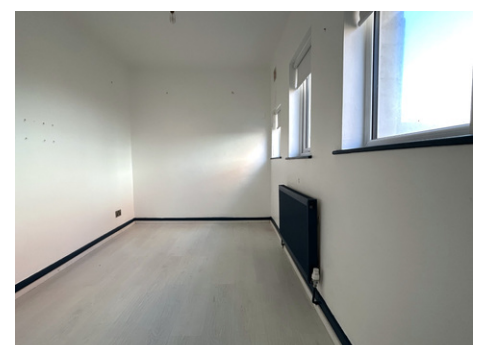
81-83 Red Bank Road, Bispham, FY2 9HZ

01253 398 498



sales@mcdonaldproperty.co.uk

www.mcdonaldproperty.co.uk



Porch: UPVC double glazed windows and door.

Lounge/Family Room: 32'7" x 15'1" (9.93 m x 4.60 m) Coved ceiling, TV point, Two UPVC double glazed bay windows, Two radiators.

Inner Hall: UPVC door to rear garden.

Kitchen: 12'9" x 7'4" (3.89 m x 2.24 m) Fitted wall and base cupboard units with complementary work surfaces, Plumbed for washing machine and dishwasher, Integrated oven and gas hob with extractor fan, One and a half bowl sink unit with mixer tap, Boiler, Two UPVC double glazed windows.

Dining Room: 12'10" x 7'6" (3.91 m x 2.29 m) Wood effect laminate flooring, Three UPVC double glazed windows, Radiator.

First Floor:

Landing: UPVC double glazed window, Radiator.

Bedroom 1: 15'1" x 13'0" (4.60 m x 3.96 m) Coved ceiling, Picture rail, UPVC double glazed bay window, Radiator.

Bedroom 2: 12'10" x 12'4" (3.91 m x 3.76 m) Coved ceiling, UPVC double glazed window, Radiator.

Bedroom 3: 13'0" x 10'0" (3.96 m x 3.05 m) Picture rail, UPVC double glazed bay window, Radiator.

Bedroom 4: 6'4" x 5'10" (1.93 m x 1.78 m) Picture rail, UPVC double glazed window, Radiator.

Bathroom: Three piece bathroom suite comprising; Panelled bath with shower over, Pedestal wash basin, Low flush WC, Part tiled walls, UPVC double glazed window, Heated towel rail.

WC: Low flush WC, UPVC double glazed window.

Outside:

Front and side: Wrap around gardens, Mainly lawned with mature trees/shrubs and paved path.

Rear: Low maintenance rear garden mainly concreted.

Parking: Private driveway.

Heating: Gas central heating (NOT TESTED).

Tenure: We have been informed that the property is freehold. Prospective purchasers should seek clarification of this from their Solicitors.

Council Tax: Band - D £2513.22 (2026/27)

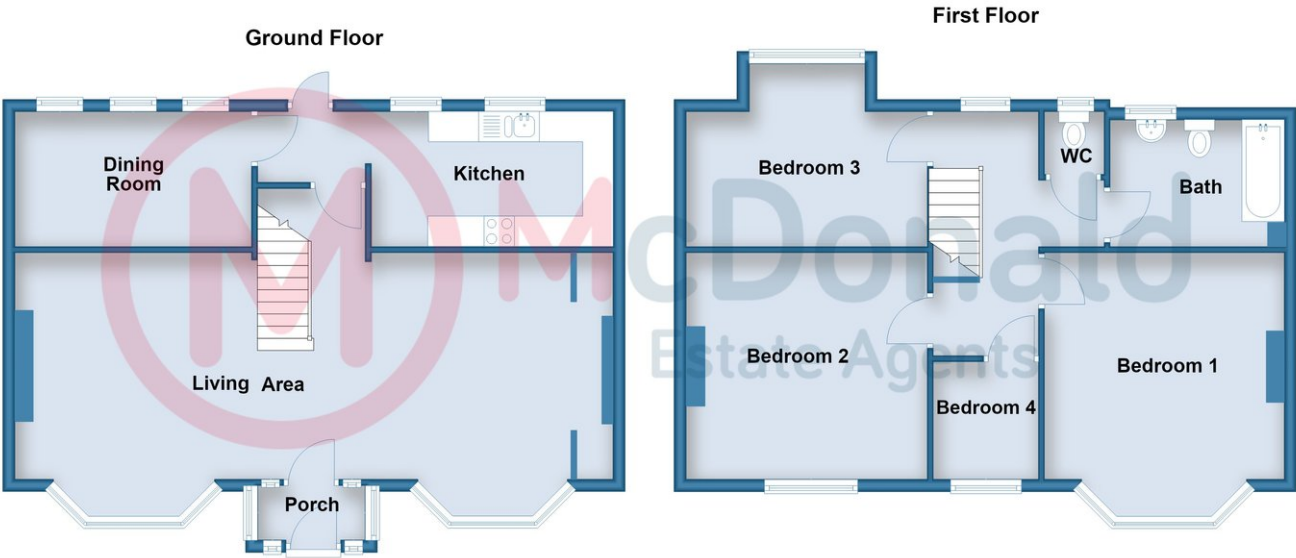


Directions: From our office on Red Bank Road proceed opposite onto Warbreck Drive. Follow this down and St Stephens Avenue can be found tenth on the right hand side.

General Disclaimer: Whilst every care has been taken in the preparation of these details, interested parties should seek clarification from their solicitor and surveyor as their complete accuracy cannot be guaranteed. These particulars do not constitute a contract or part of a contract. **Measurements:** Room dimensions are approximate, with maximum dimensions taken where rooms are not a simple rectangle. Measured into bays and recesses where appropriate. Floorplans are for general guidance and are not to scale.

Photography: Images are for representation only and items shown do not infer their inclusion. **Fixtures, Fittings & Appliances:** Unless stated otherwise, these items have not been tested and therefore no guarantee can be given that they are in good working order.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C	71	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		



Whilst every care has been taken in the preparation of these details, accuracy cannot be guaranteed. These particulars do not constitute a contract or part of a contract. Room dimensions (where shown) are approximate. Floorplans are for general guidance and are not to scale.
Plan produced using PlanUp.

St.Stephens Avenue

Are YOU thinking of selling?
Call McDonald Estate Agents NOW, for
your FREE market appraisal.

Successfully selling property since 1948.

