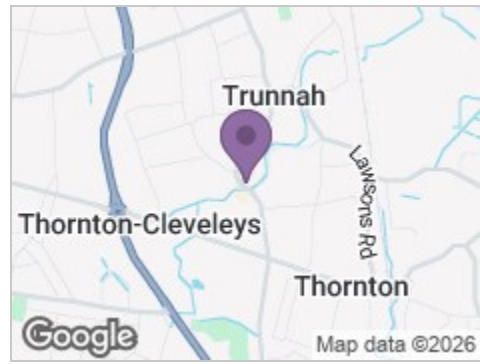


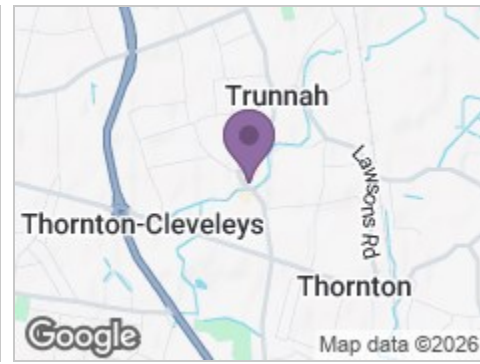
Road Map



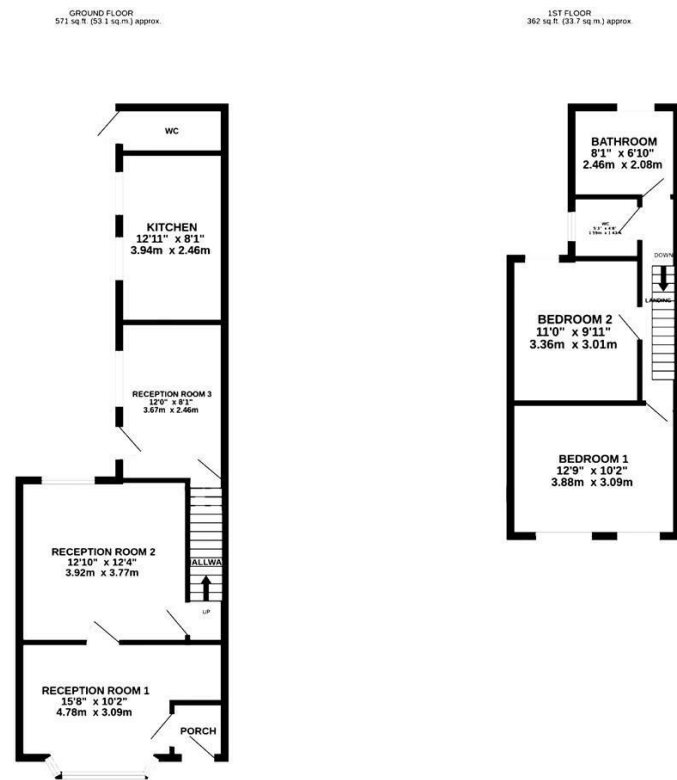
Hybrid Map



Terrain Map



Floor Plan



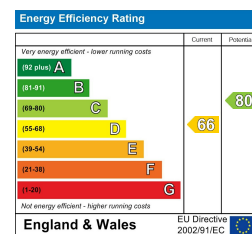
TOTAL FLOOR AREA: 934 sq ft (86.7 sq m) approx.  
We have every effort to ensure the accuracy of the floorplan contained here. Measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by the prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their availability or efficiency can be given.  
Made with Metropix - 2023

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph



86 Fleetwood Road North  
, Thornton-Cleveleys, FY5 4AF

£179,950



Make your next move with... imove

Call us now on 01253 883311  
hello@imovetoday.co.uk

# 86 Fleetwood Road North

, Thornton-Cleveleys, FY5 4AF

£179,950



## Porch

UPVC double glazed door to front.

## Reception Room One

15'8" x 10'1"

UPVC double glazed bay window to the front aspect, gas fire in feature surround, storage cupboard and radiator.

## Reception Room Two

12'10" x 12'4"

UPVC double glazed window to the rear aspect, stairs to first floor, gas fire in feature surround and radiator.

## Reception Room Three

12'0" x 8'0"

UPVC double glazed window and door to side aspect, under the stairs storage cupboard and radiator.

## Kitchen

12'11" x 8'0"

Two UPVC double glazed windows to side aspect, modern fitted kitchen with a range of wall and base units with complementary work surfaces, integrated oven, hob with extractor over, integrated fridge/freezer, stainless steel sink with mixer tap, plumbed for washing machine, dryer and tiled splash back.

## First Floor Landing

Split Level landing providing access to all first floor rooms. Carpet and ceiling light. Loft access.

## Bedroom One

12'8" x 10'1"

UPVC double glazed window to the front aspect, range of fitted wardrobes and radiator.

## Bedroom Two

11'0" x 9'10"

UPVC double glazed window to the rear aspect, fitted storage cupboard and radiator.

## Bathroom

8'0" x 6'9"

UPVC double glazed window to the rear aspect, fitted three piece suite comprising; large corner paneled bath, corner shower cubicle, wash hand basin, tiled walls and heated towel rail.

## WC

5'2" x 4'8"

UPVC double glazed window to side aspect, Low flush wc and storage cupboard.

## Front Exterior

Driveway providing off road parking and gated access to rear garden.

## Rear Exterior

Low maintenance, private, 80ft, North/East facing rear garden, mainly laid to lawn with mature planted borders, timber shed and outdoor WC.

## Further Information

Tenure - Freehold

EPC Rating D

Council Tax Band - B - Wyre Borough Council

