



4 Langwood Mews , , Fleetwood, FY7 8GT

Price: £110,000

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- Three-Storey End-Terrace Property
- Four Bedrooms Including En-Suite Shower Room
- Two Bathrooms Plus Ground Floor WC
- Lounge With French Doors To Garden
- Family-Sized Rear Garden
- Off-Road Parking To Front
- No Onward Chain Delay
- Council Tax Band - C

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INTRODUCTION

Offered for sale with no onward chain, this three-storey end-terrace property presents an excellent opportunity for buyers looking to renovate and add value. Requiring modernisation throughout, the home offers generous and flexible accommodation ideal for a wide range of purchasers, including families, investors and first-time buyers seeking a project.

The property provides four well-proportioned bedrooms, one of which benefits from a three-piece en-suite shower room. In addition, there are two bathrooms in total, along with a separate ground floor WC, enhancing practicality for modern living.

To the rear, the lounge features French doors opening onto a family-sized garden, creating a pleasant connection between indoor and outdoor space. Externally, the front of the property offers off-road parking, adding to the home's convenience.

With its end-terrace position, spacious layout and significant potential, this property represents a fantastic renovation project and is available with no chain delay. Early viewing is recommended to fully appreciate the opportunity on offer.



GENERAL POINTS OF INTEREST AS PROVIDED BY VENDOR

APPROXIMATE AGE OF THE PROPERTY

TENURE

The property is **Freehold**

COUNCIL TAX

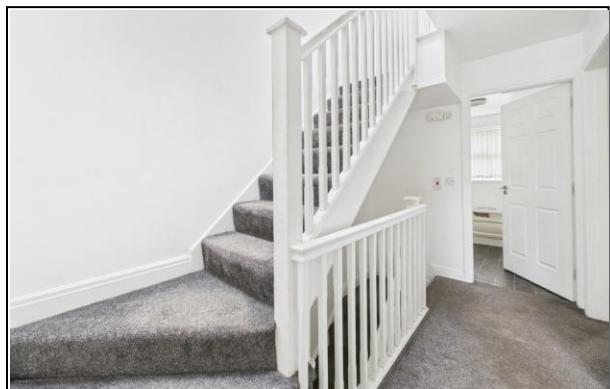
Band "C"

The average council tax charges for April 2010 - March 2013 are listed below, based on a household of two adults. The tax bands are based on the value of your property in 1991.

Valuation Band	Council Tax 2017/18	Council Tax 2018/19	Council Tax 2019/20
A	£1104.47	£1170.70	£1218.16
B	£1288.54	£1365.82	£1421.19
C	£1472.62	£1560.93	£1624.21
D	£1656.70	£1756.05	£1827.24
E	£2024.86	£2146.28	£2233.29
F	£2393.01	£2536.52	£2639.35
G	£2761.17	£2926.75	£3045.40
H	£3313.40	£3512.10	£3654.48

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



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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.

29/01/2026



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