



Estate Agents and Valuers

‘ SUPER FIRST TIME BUY ‘



6 TOWNELEY AVENUE MARTON BLACKPOOL FY4 4AE
PRICE £127,500

- . BAY FRONTED GARDEN TERRACE
- . 3 BEDROOMS
- . OPEN PLAN DINING KITCHEN
- . UPVC DOUBLE GLAZING & GAS CENTRAL HEATING
- . SOUTH WEST FACING GARDEN

DESCRIPTION Towneley Avenue is home to this handsome and stylishly presented garden terrace, offering three well proportioned bedrooms and a modern open plan dining kitchen ideal for contemporary living. Benefitting from UPVC double glazing an gas central heating, the property is both comfortable and efficient. To the rear, a sunny west facing garden provides the perfect space to relax and unwind. Conveniently located close to the motorway, local schools and within easy reach of blackpool town centre, this property makes an excellent first time buy.

LOCATION Proceeding out of Blackpool along Park Road to the traffic light junction and turn right. Bear left at the next lights into Vicarage Lane. Continue past the Ford Garage and then turn right into Daggars Hall Lane. Towneley Avenue is on the left.



6 TOWNELEY AVENUE MARTON

The accommodation comprises:-

ON THE GROUND FLOOR

ENTRANCE HALL UPVC double glazed door, radiator, laminate floor.

LOUNGE 14'0 X 11'0. UPVC double glazed window, radiator, electric fire, understairs cupboard.

DINING KITCHEN 14'10 X 14'8. Fitted with a range of modern white gloss base units and worktops with bevelled edges incorporating a single bowl single drainer stainless steel sink unit with mixer tap over, built in oven hob and hood, radiator, tiled splashbacks, matching eye level cupboards, UPVC double glazed window and door.

ON THE FIRST FLOOR

LANDING Loft access.

BEDROOM NO 1 12'5 X 9'8. UPVC double glazed window, radiator.

BEDROOM NO 2 11'10 X 8'0. UPVC double glazed window, radiator.

BEDROOM NO 3 14'8 X 6'4. UPVC double glazed window, radiator, cupboard housing combi boiler.

BATHROOM & W.C Panelled bath with shower over pedestal wash hand basin, W.C – low suite, tiled walls, UPVC double glazed window.

OUTSIDE

WEST FACING GARDEN

TENURE Freehold.

COUNCIL TAX BAND:- B

SERVICES All mains services – gas fired central heating.

VIEWINGS Only by prior appointment through Duncan Raistrick Estate Agents. Tel:- 01253 751791 – open 7 days a week.