



Northfield Avenue, North Shore

Blackpool, FY1 2ND

- **SPACIOUS THREE BEDROOM MID TERRACED HOUSE**
- **LOUNGE OPEN TO DINING ROOM**
- **FITTED KITCHEN**
- **THREE PIECE BATHROOM**

£80,000

EPC Rating 'TBC'



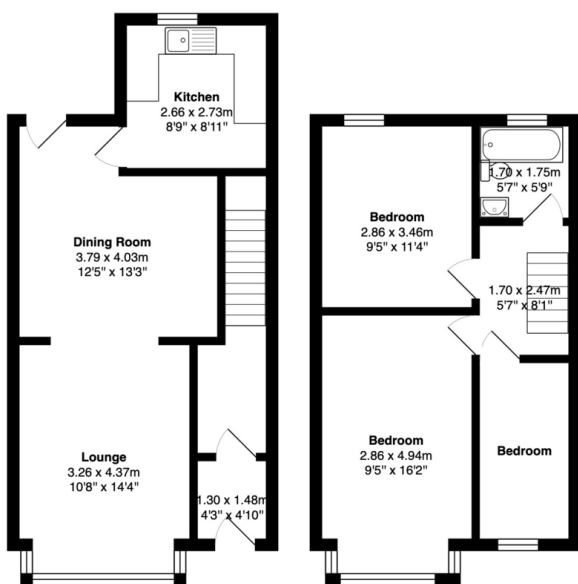


Property Description

Spacious three bedroom mid terraced house, situated in a popular location close to the promenade, shops, transport links and other local amenities.

Accommodation comprising vestibule, hallway, lounge open to dining room, kitchen, three first floor bedrooms and bathroom. Externally with an enclosed yard to the rear.

The property is currently tenanted and achieving £563.33PCM. Council tax band A.



Total Area: 82.9 m² ... 892 ft²

All measurements are approximate and for display purposes only

VESTIBULE

UPVC exterior door.

HALLWAY

Stairs to the first floor. Central heating radiator.

LOUNGE

14' 4" x 10' 8" (4.37m x 3.25m) Double glazed bay window to the front. Coved ceiling. Feature fireplace. Central heating radiator. Open to;

DINING ROOM

13' 3" x 12' 5" (4.04m x 3.78m) UPVC door to the rear. Central heating radiator.

KITCHEN

8' 11" x 8' 9" (2.72m x 2.67m) A range of fitted wall and base units with complementary work surfaces. Spotlights. Stainless steel sink unit. Plumbed for washing machine. Four ring gas hob and electric oven. Wall mounted boiler. Tiled splash backs. Spotlights. Double glazed window.

STAIRS

Loft access.

BEDROOM 1

16' 2" x 9' 5" (4.93m x 2.87m) Double glazed bay window to the front. Central heating radiator.

BEDROOM 2

11' 4" x 9' 5" (3.45m x 2.87m) Double glazed window to the rear. Central heating radiator.

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BEDROOM 3

8' 1" x 5' 7" (2.46m x 1.7m) Double glazed window to the front. Central heating radiator.

BATHROOM

5' 9" x 5' 7" (1.75m x 1.7m) Three piece suite comprising panelled bath, pedestal wash hand basin and low flush wc. Double glazed window.

GARDEN

Enclosed yard to the rear.

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements