



13 - 15 Northumberland Avenue

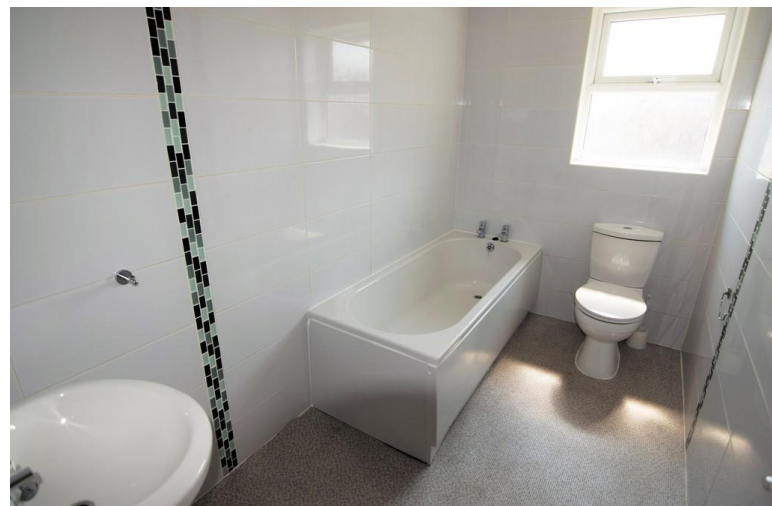
Blackpool, FY2 9SB

- **REFURBISHED 2 BEDROOM FLAT IN A MUCH SOUGHT AFTER AREA**
- **ALLOCATED PARKING**
- **WALKING DISTANCE OF PROMENADE**
- **MOVE IN COSTS £1507.00**

£700 pcm

EPC Rating '78'





Property Description

LOUNGE

11' 71" x 13' 03" (5.16m x 4.04m) LARGE LOUNGE WITH JULIETTE BALCONY, ELECTRIC HEATER

KITCHEN

5' 92" x 9' 59" (3.86m x 4.24m) RANGE OF MODERN WALL AND BASE UNITS, INTEGRAL FRIDGE FREEZER, PLUMBED FOR WASHING MACHINE

BATHROOM

9' 45" x 5' 08" (3.89m x 1.73m) MODERN WHITE SUITE WITH WC, WASH HAND BASIN, BATH

BEDROOM 1

9' 63" x 9' 87" (4.34m x 4.95m) DOUBLE BEDROOM WITH UPVC WINDOW, ELECTRIC HEATER

EN SUITE BEDROOM

9' 76" x 13' 07" (4.67m x 4.14m) BEDROOM WITH UPVC WINDOW, ELECTRIC HEATER



ENSUITE

3' 13" x 8' 01" (1.24m x 2.46m) ENSUITE WITH SHOWER CUBICLE, ELECTRIC SHOWER, WC AND WASH HAND BASIN





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	78	79
(55-68) D		
(39-54) E		

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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 are 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