



**Stephen Tew**  
ESTATE AGENTS



Hurstmere Avenue, Blackpool

Offers Over £115,000

# 4 Hurstmere Avenue

Blackpool

Three bedroom mid terraced proper located in a convenient location just off Watson road, close to local schools, shops and other amenities. Comprising of hallway, open plan lounge/diner and kitchen to the ground floor. Upstairs there are three bedrooms and a three-piece suite bathroom. Externally there is a garden to the front and enclosed west facing garden to the rear with decking and artificial grass. The property benefits from UPVC double glazing and central heating throughout.

Council Tax band: A

Tenure: Freehold

- Double glazing throughout
- Gas central heating throughout
- West facing enclosed rear garden





### Hallway

13' 4" x 5' 1" (4.07m x 1.56m)

Meter cupboard, radiator, under stairs storage.

### Lounge

10' 1" x 11' 7" (3.07m x 3.53m)

UPVC double glazed bay window to the front elevation, radiator, electric fire.

### Dining Room

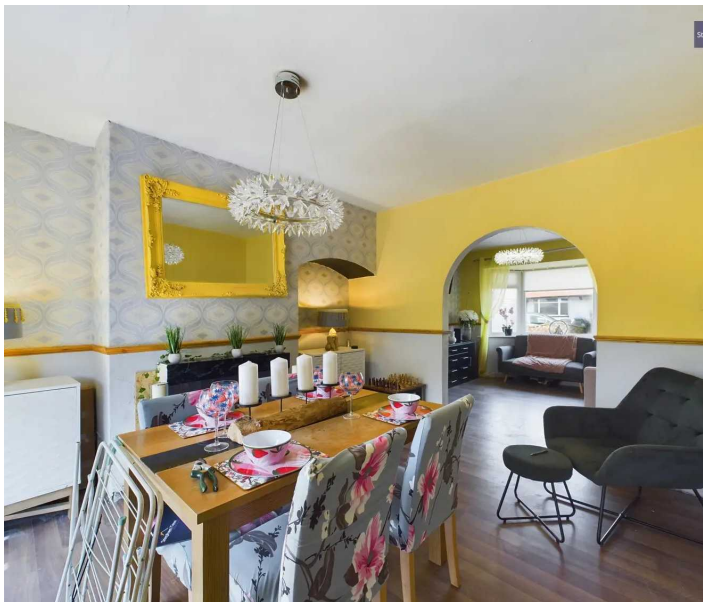
12' 8" x 11' 6" (3.87m x 3.5m)

Radiator, electric feature fire, uPVC double glazed patio doors leading onto access the garden.

### Kitchen

9' 5" x 5' 3" (2.87m x 1.6m)

Fitted with a range of matching base and eye level units and worktop, integrated electric oven and four ring hob with extractor hood. Stainless steel sink with flexible hose tap. UPVC double glazed door leading onto access the garden.





### Landing

7' 7" x 5' 7" (2.31m x 1.69m)

### Bedroom 1

11' 1" x 7' 9" (3.39m x 2.35m)

UPVC double glazed window to the front elevation, radiator, laminate flooring and fitted wardrobes with sliding doors.

### Bedroom 2

10' 2" x 11' 4" (3.1m x 3.46m)

UPVC double glazed window to the rear elevation, radiator, laminate flooring, fitted wardrobes with sliding doors.

### Bedroom 3

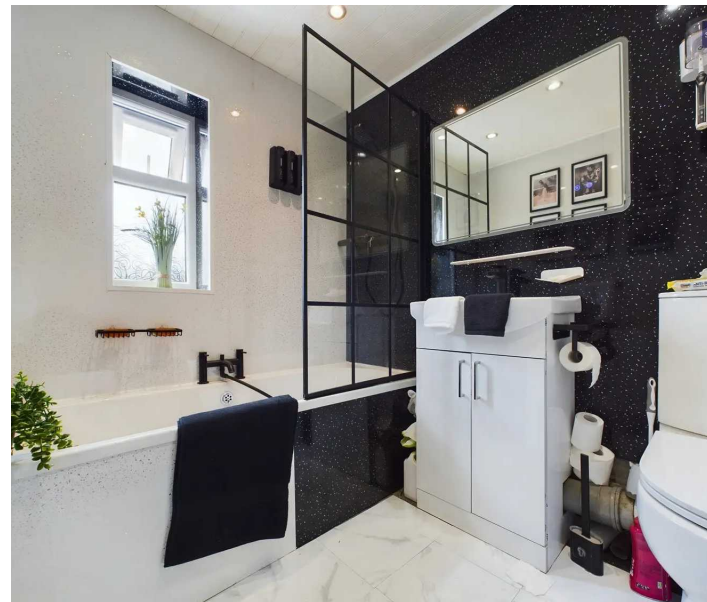
8' 2" x 8' 0" (2.48m x 2.44m)

UPVC double glazed window to the front elevation, radiator, laminate flooring.

### Bathroom

6' 11" x 5' 5" (2.11m x 1.66m)

Three piece suite comprising of; wash basin with underneath storage unit, low flush WC, bath and overhead shower head. Radiator and uPVC double glazed window.





#### **FRONT GARDEN**

East facing garden to the front.

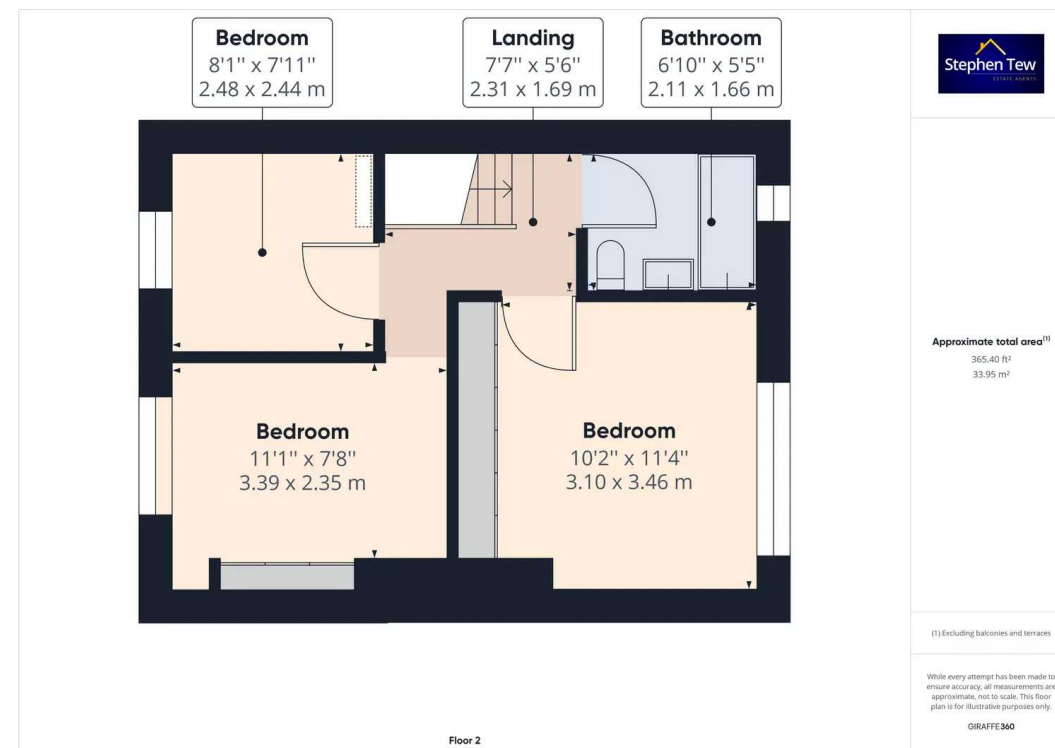
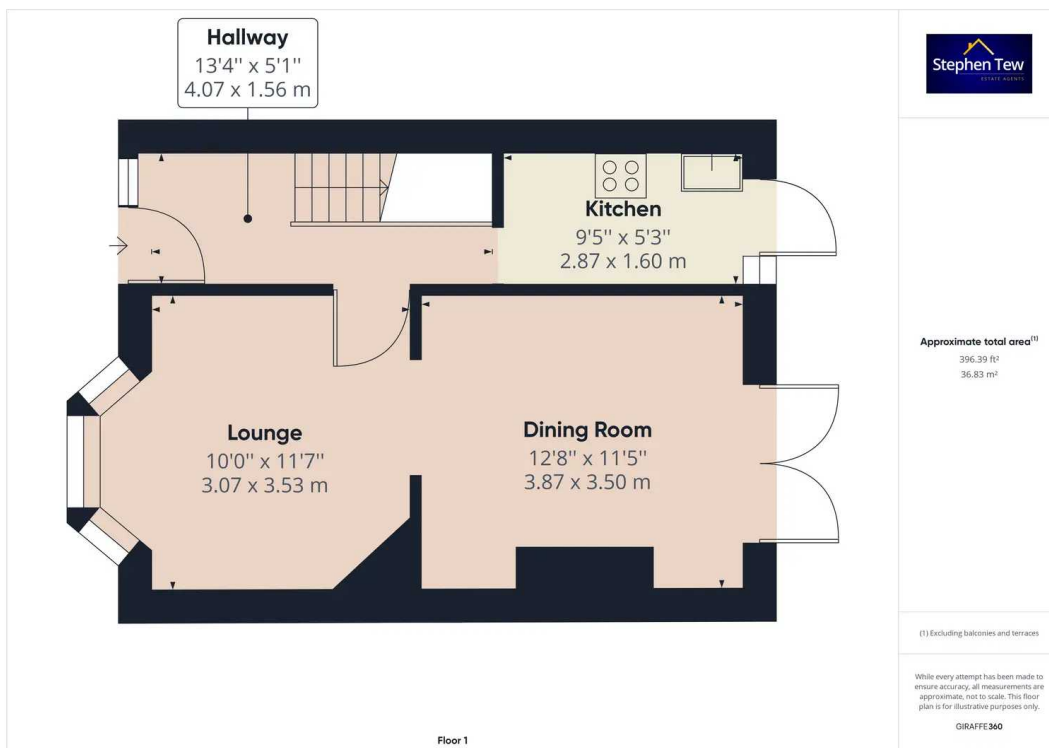
#### **REAR GARDEN**

West facing enclosed garden to the rear with decking area and artificial grass.

#### **ON ROAD**

1 Parking Space







## Stephen Tew Estate Agents

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