



18 Christal Avenue, Lytham St. Annes

Lytham St. Annes

Offers Over **£175,000**

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Lytham St. Annes

Nestled in a prime residential location, directly opposite the mesmerising Sand Dunes and pristine beach, this recently built end of terrace house is the epitome of modern living. Boasting a stylish and contemporary design, this property offers a comfortable lifestyle for potential homeowners.

Step inside the entrance hall, and you will immediately feel the welcoming ambience of this beautiful home. On the ground floor, you will find a convenient WC and a spacious lounge, perfect for relaxation and entertaining guests. The real heart of this property is the fitted dining kitchen, where culinary delights can be prepared and enjoyed in the comfort of your own home. Moving upstairs, you will discover two well-proportioned bedrooms, ideal for restful nights, and a stylish bathroom. Other desirable features of this property include gas central heating and uPVC double glazing, ensuring a warm and energy-efficient environment all year round.

Stepping outside, you will be greeted by the small front garden area, adorned with gravel and a charming rockery, adding a touch of natural beauty to the exterior. As an added benefit, there is also an allocated parking space, providing convenience for residents and their guests. The true highlight, however, lies in the west-facing rear garden, completely enclosed for privacy and tranquillity. Here, one can bask in the sun's rays, enjoy alfresco dining, or simply unwind amidst the lush green surroundings.

With its idyllic location, contemporary design, and abundance of desirable features, this property presents a unique opportunity for those seeking a harmonious and comfortable lifestyle by the beach. Whether you are looking for a permanent residence or a weekend retreat, this recently built end of terrace house offers a perfect blend of style, convenience, and natural beauty. Don't miss out on the chance to call this impressive property your own.

Council Tax band: B

Tenure: Leasehold

- Recently Built End of 3 Terrace House
- Entrance Hall, GF WC
- Lounge, Fitted Dining Kitchen





Entrance Hall

8' 8" x 3' 6" (2.63m x 1.06m)

WC

4' 9" x 2' 11" (1.46m x 0.89m)

Lounge

15' 0" x 9' 3" (4.58m x 2.82m)

Dining Kitchen

8' 1" x 12' 7" (2.46m x 3.83m)

First Floor Landing

6' 3" x 3' 8" (1.91m x 1.13m)

Bedroom 1

8' 0" x 12' 8" (2.45m x 3.87m)

Bedroom 2

8' 5" x 12' 8" (2.56m x 3.86m)

Bathroom

6' 3" x 5' 6" (1.90m x 1.67m)





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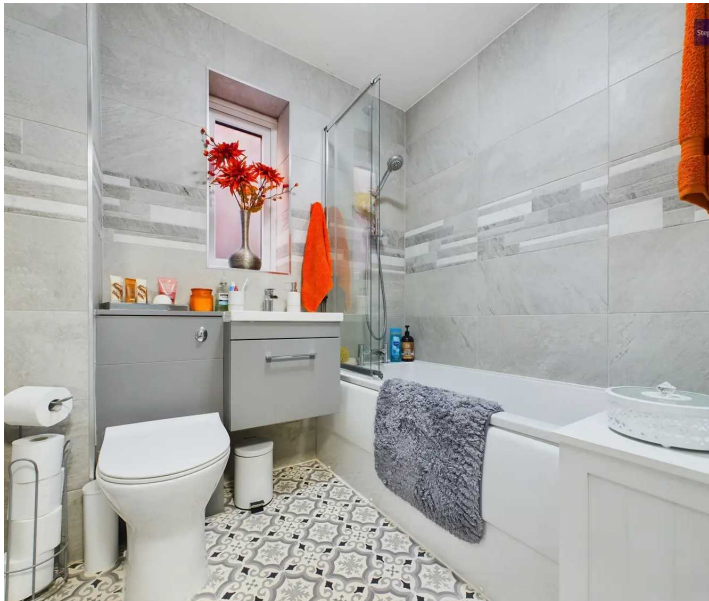
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FRONT GARDEN

Small Front garden area with gravel and rockery, allocated parking space.

REAR GARDEN

Enclosed west facing rear garden.

ALLOCATED PARKING

1 Parking Space

Allocated parking to the front of the property.







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