



## Flat 1, Hesketh Avenue, Bispham

Blackpool, FY2 9JX

- **GROUND FLOOR 1 BEDROOM FLAT**
- **WALKING DISTANCE OF PROMEMADE**
- **MOVE IN COSTS £915.38**
- **ELECTRIC HEATING / DOUBLE GLAZED**

**£425 pcm**

EPC Rating '42'





### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		66
(39-54) <b>E</b>	42	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

### Property Description

GROUND FLOOR FLAT WITHIN WALKING DISTANCE OF PROMENADE

COMPRISING ENTRANCE INTO LOUNGE / KITCHEN WITH RANGE OF WALL AND BASE UNITS, ELECTRIC OVEN AND HOB, SPACE FOR WASHING MACHINE.

DOUBLE BEDROOM, SHOWER ROOM WITH WC AND WASH HAND BASIN, SHOWER WITH ELECTRIC SHOWER OVER. ELECTRIC HEATING, DOUBLE GLAZED, ON ROAD PARKING

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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