



15 Banbury Avenue

Blackpool, FY2 0TX

- **Three bedroom semi-detached house**
- **Two reception rooms**
- **New carpets throughout**
- **Majority double glazed**

£850.00 pcm

EPC Rating '53'



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Property Description

Spacious three bedroom semi detached house close to local shops, schools and amenities. The accommodation briefly comprises entrance porch, hallway, lounge, dining room, kitchen, three bedrooms, bathroom and separate wc. The property also boasts gas central heating, majority double glazing, good size established gardens to both the front and rear and new carpets throughout. Move in costs £1938.46. Council tax band C.

ENTRANCE PORCH

Double glazed front entrance door. Tiled floor. Feature stained glass porthole window. Inner door to:

HALLWAY

Central heating radiator. Double glazed window. Stairs leading to the first floor accommodation

LOUNGE

15' 2" x 10' 9" (4.62m x 3.28m) Double glazed bay



window to the front. Central heating radiator. Wooden fire surround housing gas fire.

DINING ROOM

16' 3" x 10' 9" (4.95m x 3.28m) Understairs storage cupboard. Central heating radiator. Double glazed door and windows to the rear.

KITCHEN

Range of fitted wall and base units with complimentary work surfaces. Complimentary tiled splashbacks. Stainless steel sink unit. Gas hob. Electric oven. Double glazed door leading to the side. Two double glazed windows.



STAIRS AND LANDING

Central heating radiator.

BEDROOM ONE

15' 2" x 11' (4.62m x 3.35m) Double glazed bay window. Central heating radiator.

BEDROOM TWO

9' 8" x 9' 4" (2.95m x 2.84m) Double glazed window. Central heating radiator.

BEDROOM THREE

9' 8" x 6' 4" (2.95m x 1.93m) Double glazed window. Central heating radiator.



BATHROOM

Panelled bath with shower attachment. Pedestal wash hand basin. Part tiled walls. Central heating radiator. Double glazed window. Storage cupboard housing central heating boiler.

SEPARATE WC

Low flush wc. Half tiled walls. Double glazed window.

GARDENS

Well established gardens to the front and rear.

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21 Counce Street
Blackpool
Lancashire
FY1 3LA

www.moveholmes.co.uk
01253 928200
enquiries@moveholmes.co.uk

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