



Henson Avenue, Blackpool

Lancashire

Offers Over **£140,000**

24 Henson Avenue

Lancashire

Introducing this 2-bedroom End of Terrace property, boasting the unique feature of being divided into 2 self-contained flats. The ground floor flat, currently vacant, offers a spacious layout with a hallway, lounge, bedroom, bathroom, and kitchen. The first floor flat presents a similar configuration and comes with tenants in situ.

The property operates under separate council tax bands, with a shared water and electric supply but individual sub-metres in place. Heating is provided via electric heaters, with water tanks situated in both bathrooms.

Externally, the property offers an enclosed front garden and a rear garden complete with side access to the front garden, providing an outdoor retreat perfect for relaxation or entertainment. An added bonus is the brick garage, ideal for secure parking or for storage options. With a sought-after location and versatile living arrangements, this property presents a unique investment opportunity ideal for a savvy buyer looking to capitalise on multiple rental incomes.

Council Tax band: A

Tenure: Freehold

- 2 Self Contained Flats; GF Vacant, FF Flat Tenants in Situ
- GF Flat; Hallway, Lounge, Bedroom, Bathroom, Kitchen
- FF Flat; Landing, Lounge, Bedroom, Bathroom, Kitchen
- Split into 2 x 1 bedroom flats 40/50 yrs ago - separate council tax - 1 water and electric supply but each flat operates under sub meters
- FF Flat - selling with tenants in situ. GF Flat - vacant.
- Garage





Entrance Hallway

7' 2" x 5' 5" (2.18m x 1.66m)

Hallway leading to the first floor and downstairs flat via separate doors

Hallway

7' 5" x 5' 5" (2.26m x 1.65m)

Lounge

15' 3" x 12' 3" (4.65m x 3.73m)

Bedroom

11' 11" x 10' 1" (3.62m x 3.07m)

Bathroom

9' 1" x 6' 2" (2.76m x 1.89m)

Kitchen

8' 6" x 6' 0" (2.60m x 1.82m)





Landing
7' 11" x 3' 2" (2.42m x 0.97m)

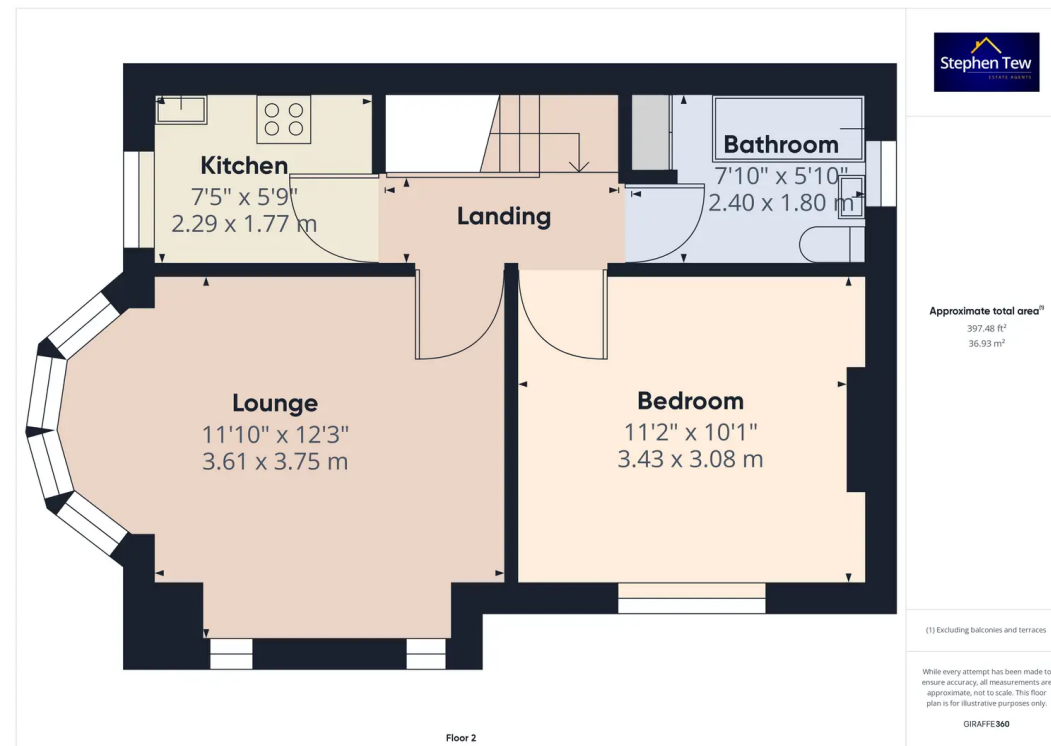
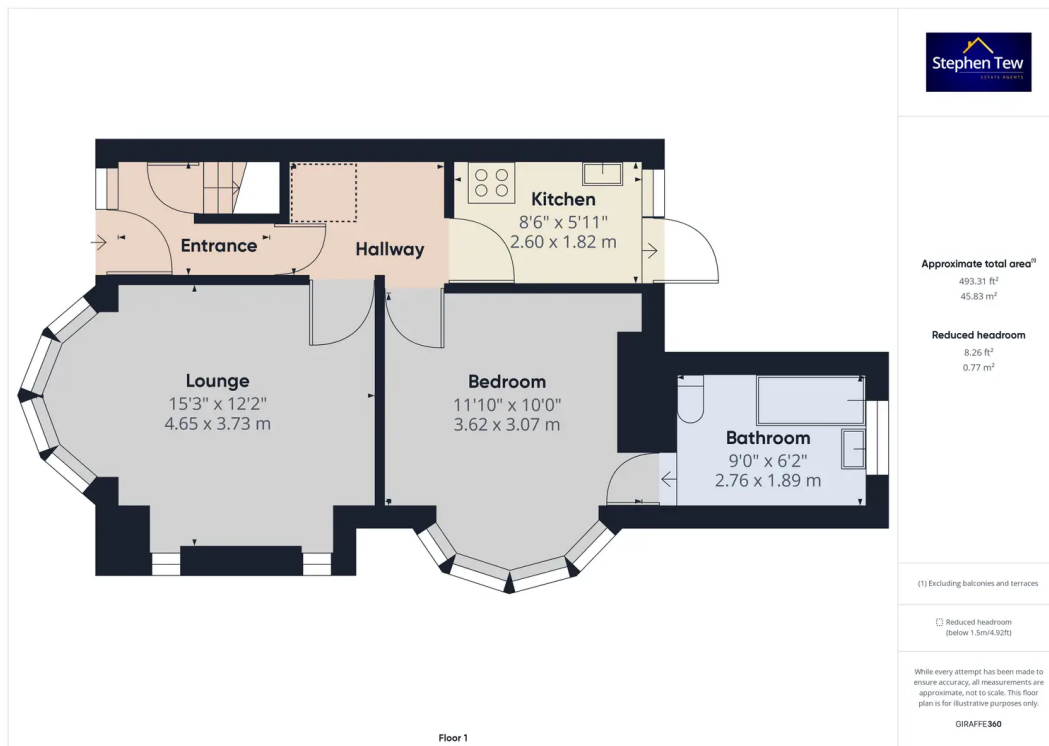
Lounge
11' 10" x 12' 4" (3.61m x 3.75m)

Bedroom
11' 3" x 10' 1" (3.43m x 3.08m)

Kitchen
7' 6" x 5' 10" (2.29m x 1.77m)

Bathroom
7' 10" x 5' 11" (2.40m x 1.80m)







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