



12 Fell View, Southport

Southport



NICHOLLS
& BARNES

ESTATE AGENTS

£280,000

12 Fell View

Southport

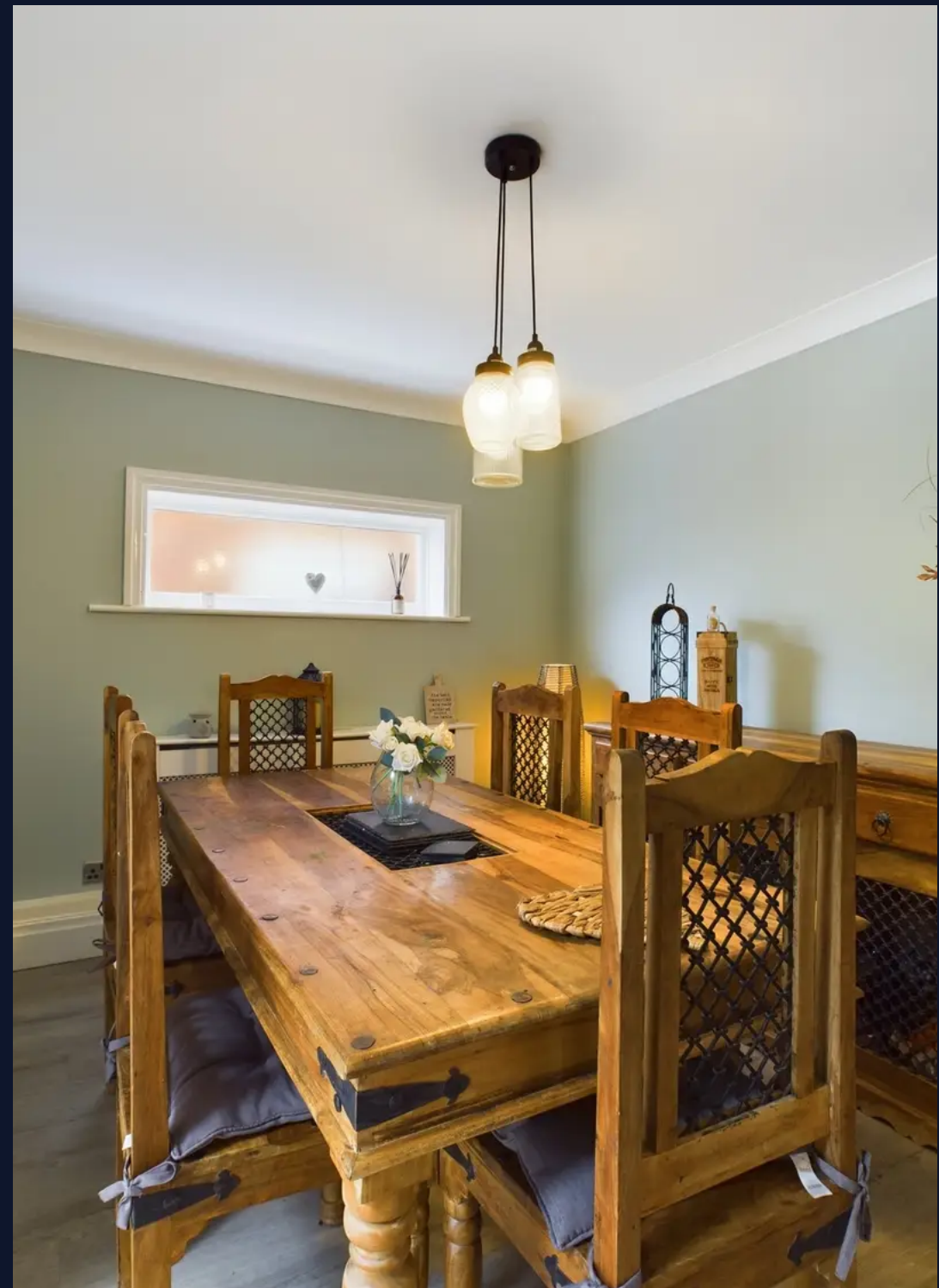
Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

- Delightful Detached Family Home
- Four Bedrooms
- Spacious Fitted Kitchen
- Separate Utility Room
- Extended to the Rear
- Downstairs WC
- Enlosed Garden & Bar Area
- Three Reception Rooms
- Extensive Driveway
- Detached Outbuilding



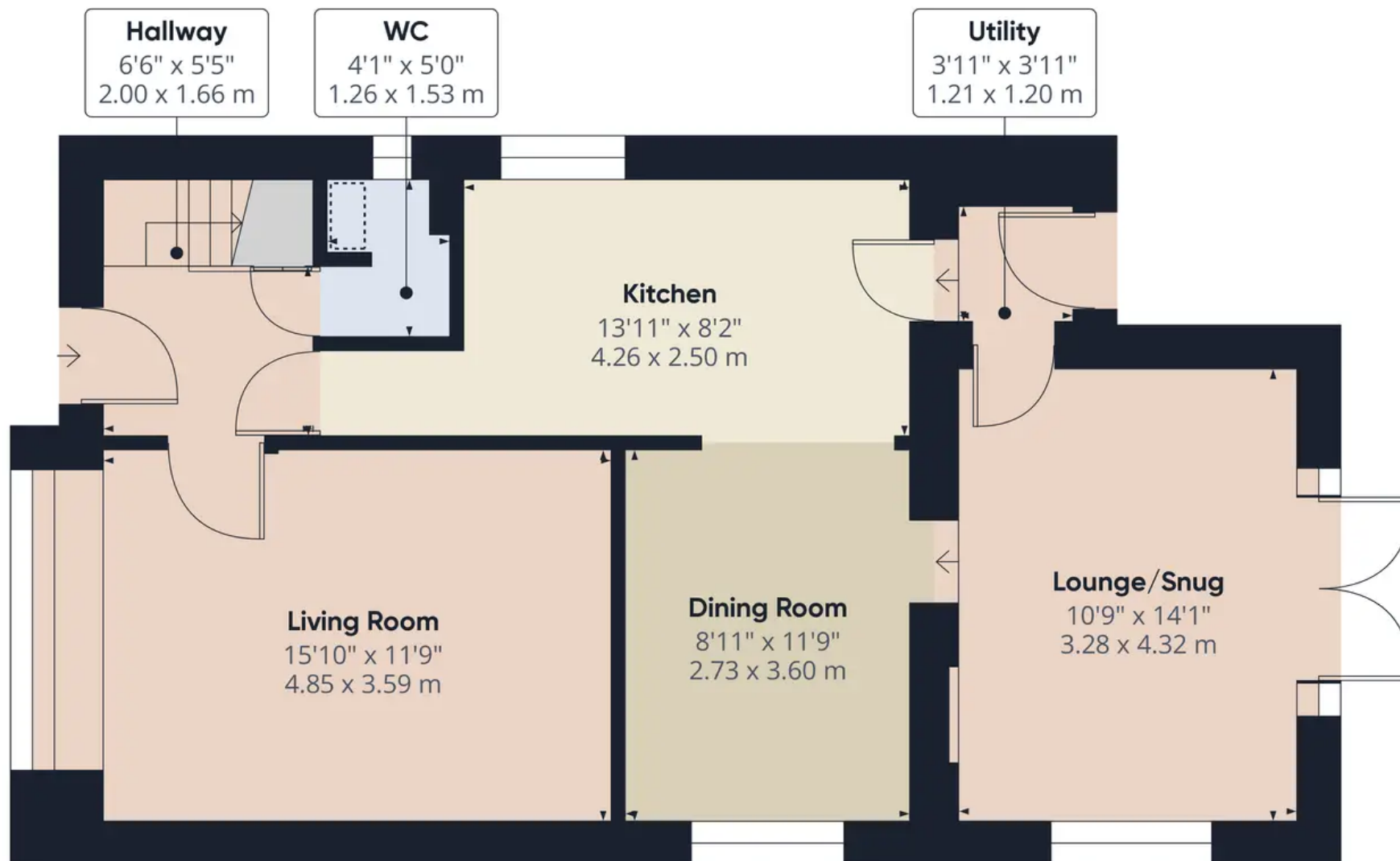
GARAGE

Single Garage

DRIVEWAY

3 Parking Spaces





Approximate total area⁽¹⁾

695.15 ft²

64.58 m²

Reduced headroom

2.48 ft²

0.23 m²

(1) Excluding balconies and terraces

 Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Nicholls and Barnes

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