



The Hamlet, Lytham St. Annes

Offers Over **£85,000**

The Hamlet

Lytham St. Annes

This recently refurbished ground floor flat presents a fantastic opportunity for first-time buyers, investors or those looking to downsize. Situated in a quiet cul-de-sac, this property boasts a convenient location combined with modern living. The accommodation comprises a lounge, a brand new kitchen equipped with integrated appliances, a well-proportioned bedroom, and a contemporary bathroom. The property also benefits from off-road parking, offering a hassle-free parking solution. With no chain involved, this flat is ready to move into and enjoy the stylish finish throughout.

Externally, the property offers off-road parking to the front, ensuring ease of access for residents and visitors alike. The peaceful cul-de-sac setting provides a tranquil environment, ideal for those seeking a peaceful retreat after a busy day. Whether you're looking for a starter home or an investment opportunity, this ground floor flat ticks all the boxes and is sure to attract discerning buyers seeking a modern and well-located property. Viewings are highly recommended to fully appreciate the quality and lifestyle on offer.

Council Tax band: A

Tenure: Leasehold

- Ground Floor Flat situated in a quiet cul-de-sac
- No Onward Chain
- Recently Refurbished Throughout including Brand New Kitchen, Bathroom
- Lounge, Kitchen with brand new integrated appliances, Bedroom, Bathroom
- Off Road Parking





Lounge
13' 7" x 8' 10" (4.13m x 2.70m)

Kitchen
7' 8" x 7' 7" (2.33m x 2.32m)

Bedroom
10' 10" x 9' 4" (3.31m x 2.85m)

Inner hallway

Bathroom
5' 0" x 7' 9" (1.52m x 2.35m)





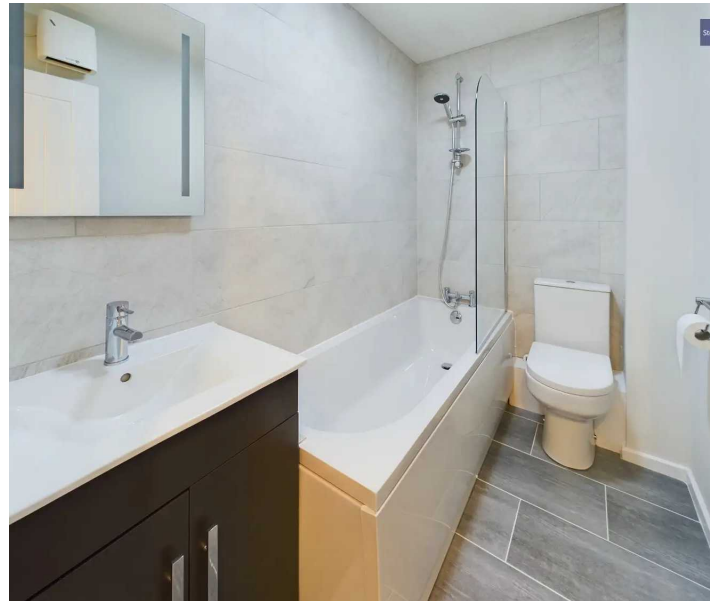
Lounge
13' 7" x 8' 10" (4.13m x 2.70m)

Kitchen
7' 8" x 7' 7" (2.33m x 2.32m)

Bedroom
10' 10" x 9' 4" (3.31m x 2.85m)

Inner hallway

Bathroom
5' 0" x 7' 9" (1.52m x 2.35m)





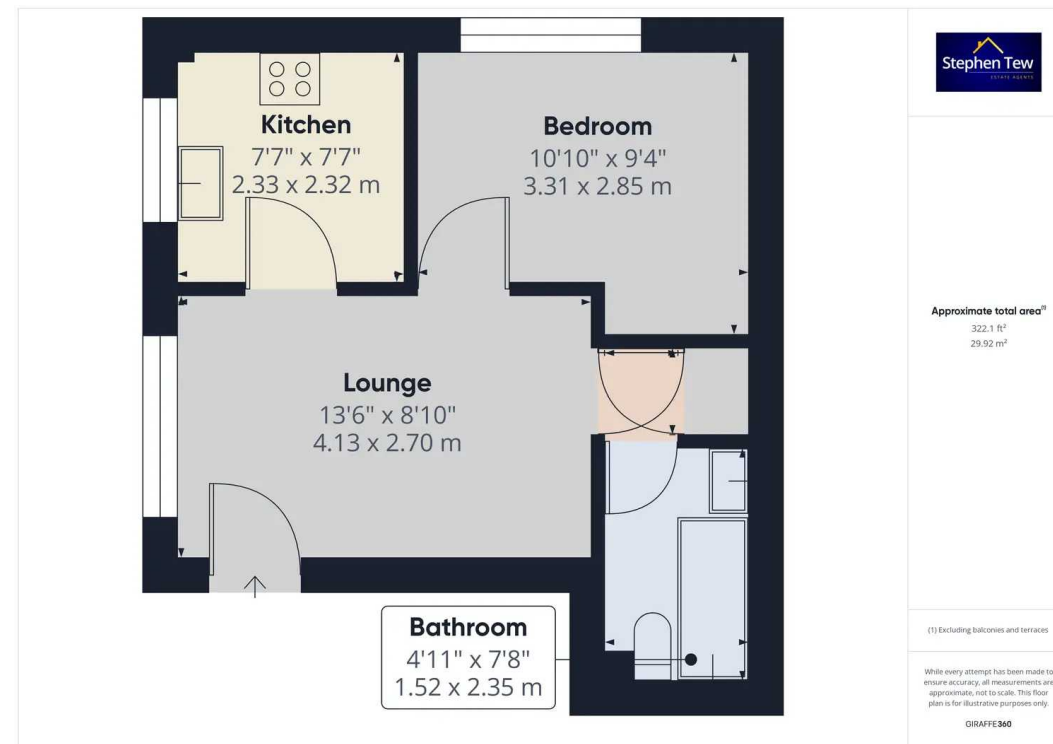
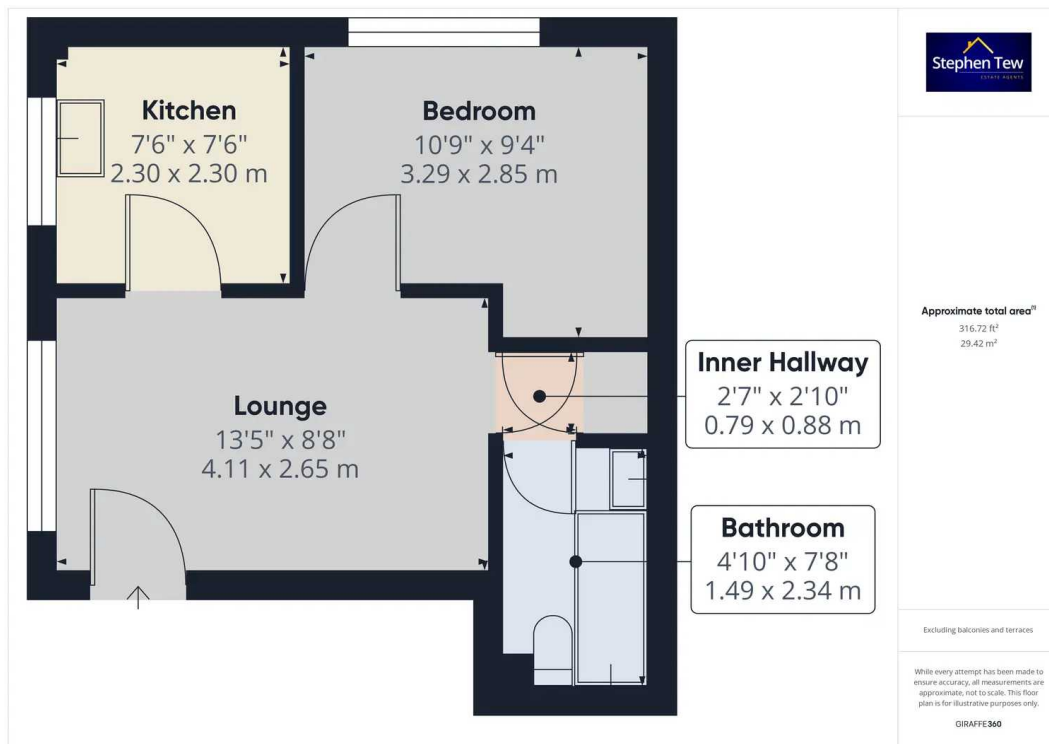
COMMUNAL GARDEN

OFF STREET

1 Parking Space

Off road parking available to the front of the property.







Stephen Tew Estate Agents

Stephen Tew Estate Agents, 132 Highfield Road - FY4 2HH

01253 401111

info@stephentew.co.uk

www.stephentew.co.uk

