



- A Purpose Built One Bedroom First Floor Apartment
- Tucked Away Off Preston Old Road, Ideal Buy To Let
- Good Sized Hallway with Ample Storage
- Spacious Lounge With Bay Window

Mere Park Court, Preston Old Road, Blackpool, FY3

£69,950

A MODERN AND BRIGHT ONE BEDROOM PURPOSE BUILT APARTMENT TUCKED AWAY OFF PRESTON OLD ROAD - FIRST FLOOR - SPACIOUS LOUNGE WITH BAY WINDOW - MODERN FITTED KITCHEN - DOUBLE BEDROOM WITH WALK IN WARDROBE - STYLISH THREE PIECE BATHROOM - ALLOCATED PARKING - VIEWING HIGHLY RECOMMENDED



Property Description

ENTRANCE HALL

Laminate flooring, electric wall heater, two good sized storage cupboards.

LOUNGE

19' 1" x 9' 2" (5.84m x 2.80m) Double glazed bay window to side and double glazed window front, laminate flooring, electric wall heater and access into kitchen.

KITCHEN

9' 0" x 7' 3" (2.76m x 2.234m) A range of wall and base units with complimentary work surfaces over, circular sink unit with mixer tap and drainer, plumbing for washing machine, electric hob with extractor above and oven below, space for fridge, splash back tiling and tiled flooring. Double glazed window to front.

BEDROOM

15' 1" x 8' 2" (4.60m x 2.49m) Double glazed window to side, fitted carpet. Vendor has integrated the original hall storage into the bedroom therefore creating a walk in wardrobe.

BATHROOM

A three piece suite comprising of low flush WC, pedestal wash hand basin and panelled bath with mains fed shower over. Tiled flooring, PVC panelled walls and double glazed window to side.

COMMUNAL GARDENS

Off street parking is available via allocated parking spaces.

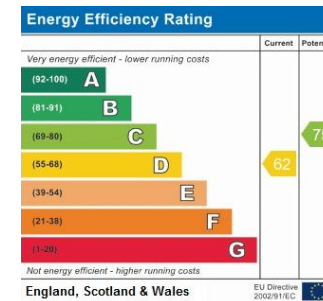
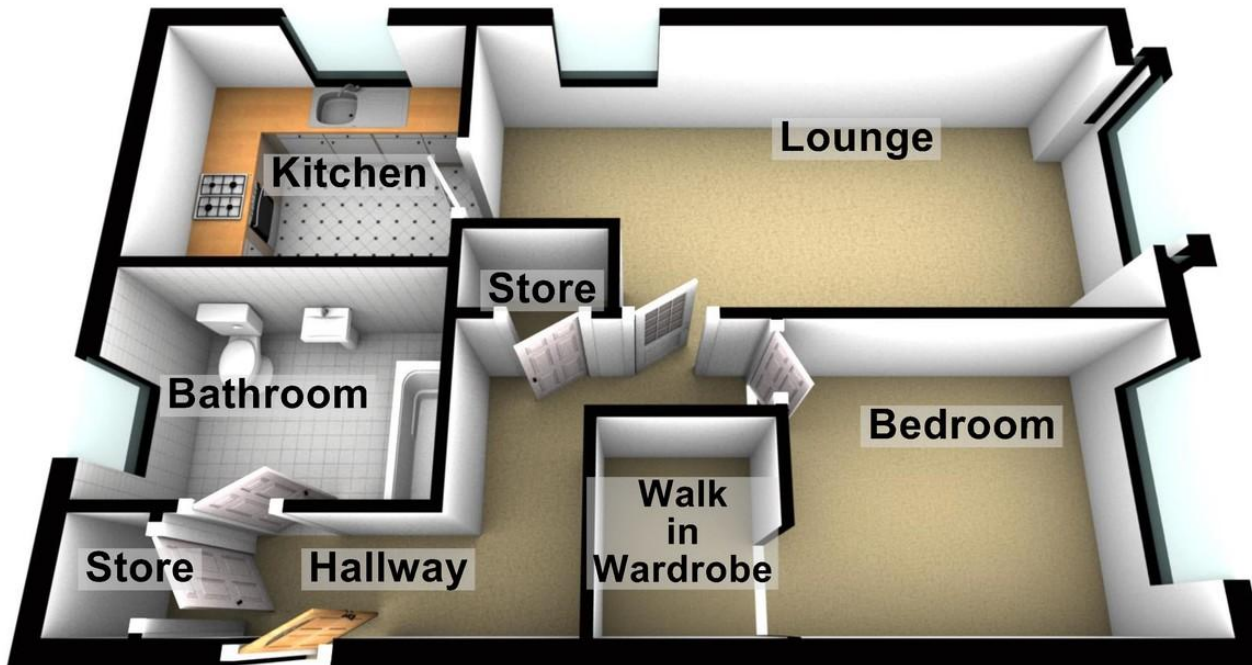
LEASEHOLD

We have been informed the the property is leasehold and the lease is the remainder of a 999 year lease. The maintenance charge is £68pcm

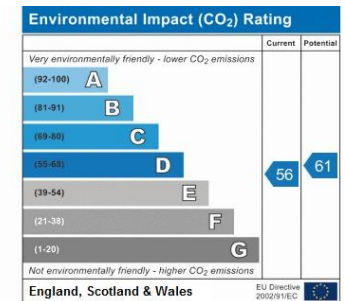




Ground Floor



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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 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