



56 Walpole Avenue, Blackpool

Blackpool

Offers Over **£220,000**

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Situated in a sought-after residential area, this charming 3-bedroom semi-detached family home offers a perfect blend of modern convenience and classic charm. The property features a bright and airy interior with the ground floor boasting a welcoming entrance vestibule, hallway, spacious lounge, reception room, dining area, kitchen, and convenient ground floor WC, providing ample space for family gatherings and entertaining. The first floor comprises three well-appointed bedrooms and a contemporary 4-piece bathroom complete with a large walk-in shower.

Externally, this property continues to impress with a private rear garden featuring a tranquil lawn and paved patio area, ideal for outdoor relaxation and alfresco dining. Furthermore, the property benefits from a garage and a driveway with double gates, offering secure off-road parking for multiple vehicles. With uPVC double glazing throughout, gas central heating, recent window replacements, and a partial re-wire, this home stands as a testament to both comfort and practicality, ready to welcome its new owners into a haven of modern living.

Council Tax band: C

Tenure: Freehold

- 3 Bedroom semi-detached family home in desirable residential location
- To the First Floor there are 3 Bedrooms, 4 Piece Modern Bathroom with Large Walk-in Shower
- Ground Floor comprises of; Entrance Vestibule, Hallway, Lounge, Reception Room, Dining Area, Kitchen, GF WC
- Garage, Driveway with double gates accommodating multiple cars
- uPVC Double Glazed throughout, Gas Central Heating
- Windows replaced at the rear of the property in 2023
- Partial Re-wire 2018





Entrance Vestibule
2' 3" x 5' 9" (0.69m x 1.76m)

Hallway
13' 6" x 6' 3" (4.12m x 1.91m)

Lounge
14' 3" x 11' 10" (4.35m x 3.61m)

Reception Room
12' 1" x 11' 10" (3.69m x 3.61m)

Dining Room
12' 1" x 11' 10" (3.69m x 3.61m)

Kitchen
9' 11" x 6' 6" (3.03m x 1.99m)

Wc
5' 1" x 2' 6" (1.56m x 0.77m)

Landing
6' 2" x 3' 0" (1.89m x 0.92m)

Bedroom 1
14' 3" x 10' 10" (4.35m x 3.31m)

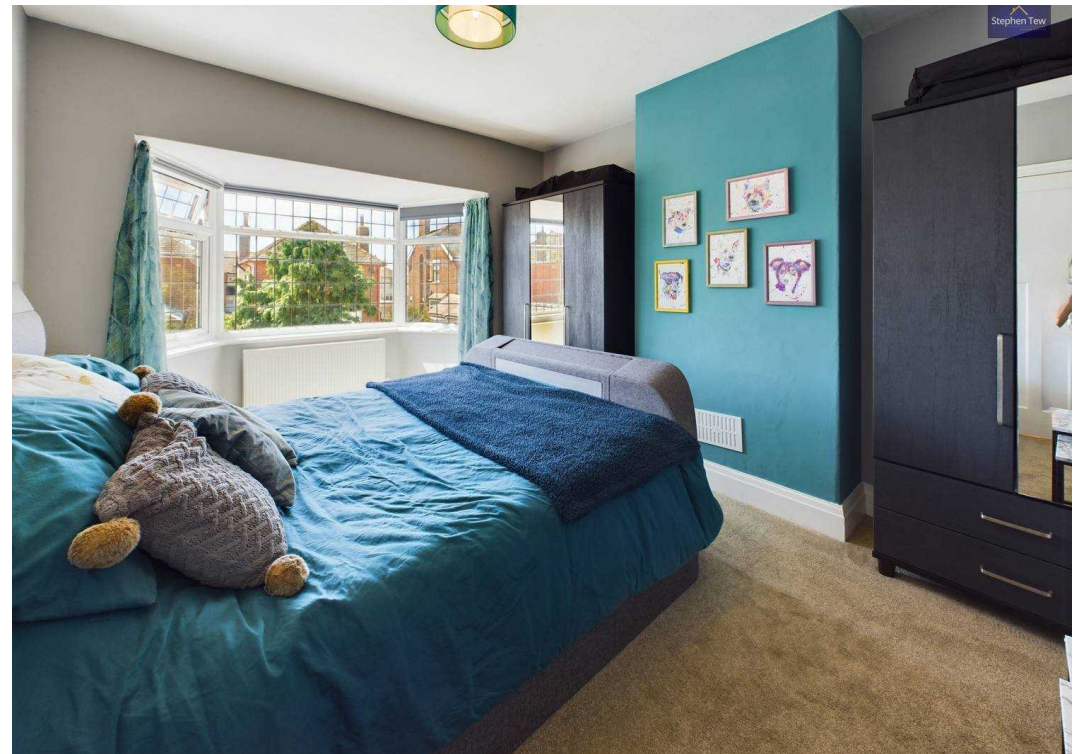


Bedroom 2
15' 2" x 11' 0" (4.62m x 3.36m)

Bedroom 3
8' 11" x 7' 7" (2.72m x 2.31m)



Bathroom
8' 9" x 7' 3" (2.67m x 2.22m)





FRONT GARDEN

REAR GARDEN

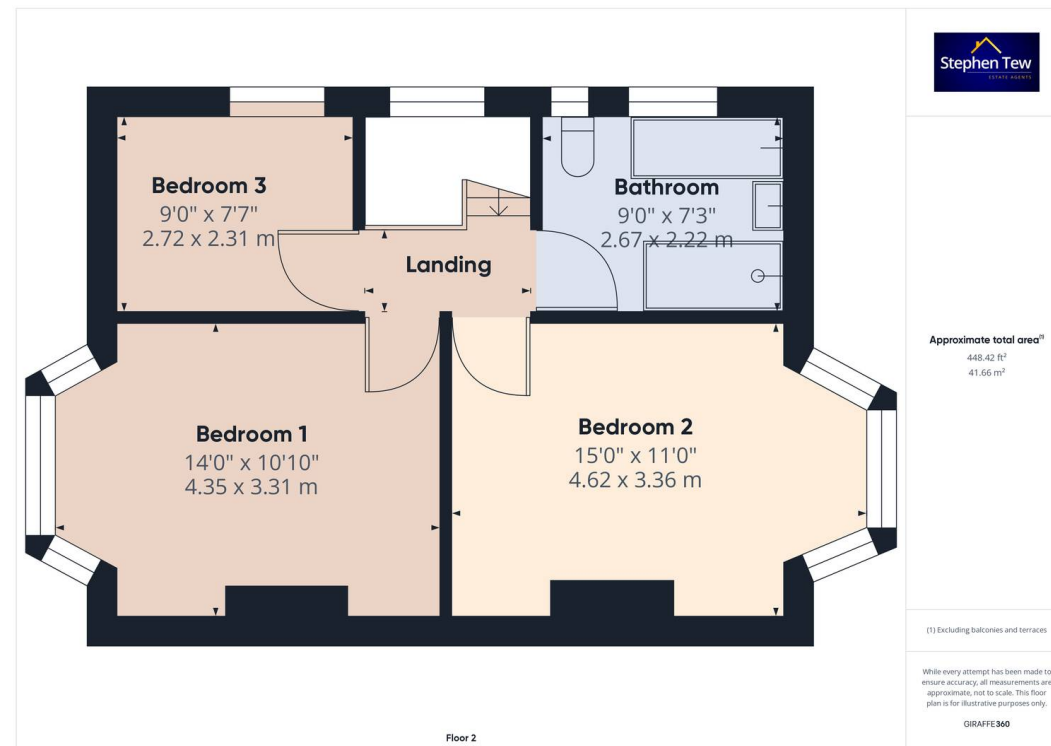
Private garden to the rear with laid to lawn and paved patio area. Access to the garage.

GARAGE

DRIVEWAY

ON STREET







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