



15 Fenber Avenue, Blackpool

Blackpool

Offers Over £100,000

15 Fenber Avenue

Blackpool, Blackpool

Situated in the heart of Blackpool, this charming 3-bedroom semi-detached house presents an exciting opportunity for those seeking a property in a convenient location close to local amenities and transport links.

Upon entering, a hallway leads you to the lounge, under stair storage, living/dining room, and kitchen, providing a welcoming space for relaxation and entertainment. The layout is designed to optimise functionality and flow, catering to modern living needs.

Ascending to the landing, you will discover the three bedrooms and the family bathroom, each offering comfort and privacy for residents. The east-facing rear garden/yard invites the promise of outdoor enjoyment and potential for personalisation.

In addition to the outdoor space, the property boasts a driveway with capacity for two cars and a garage, ensuring ample parking options for residents and visitors alike. The convenience of this feature cannot be understated in today's fast-paced lifestyle.

It is worth noting that the property is in need of modernisation, providing a canvas for the discerning buyer to transform and customise according to their preferences. With creativity and vision, this property has the potential to be transformed into a stylish and contemporary abode that reflects the unique tastes and lifestyle of its new owners.

In summary, this semi-detached house offers a prime location in the heart of Blackpool, combined with a layout that prioritises functionality and comfort. The outdoor spaces provide opportunities for relaxation and creative landscaping possibilities, while the inclusion of a driveway and garage adds practicality and convenience to every-day life. With a touch of modernisation, this property has the potential to be transformed into a personalised sanctuary that embodies contemporary living at its finest.

Council Tax band: C

Tenure: Freehold





Hallway

9' 3" x 3' 2" (2.81m x 0.97m)

Lounge

15' 2" x 10' 4" (4.62m x 3.16m)

Storage

8' 9" x 2' 7" (2.66m x 0.80m)

Living/Dining Room

15' 2" x 10' 8" (4.62m x 3.25m)

Kitchen

8' 0" x 12' 1" (2.44m x 3.69m)

Landing

6' 7" x 5' 8" (2.01m x 1.73m)

Bedroom 1

15' 4" x 10' 7" (4.68m x 3.23m)

Bedroom 2

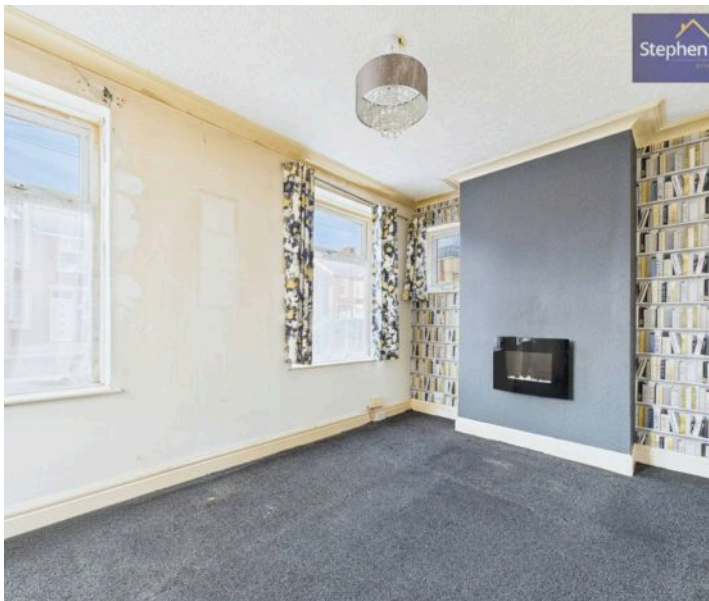
8' 7" x 10' 11" (2.62m x 3.33m)

Bedroom 3

5' 1" x 10' 11" (1.54m x 3.32m)

Bathroom

5' 9" x 8' 3" (1.74m x 2.51m)





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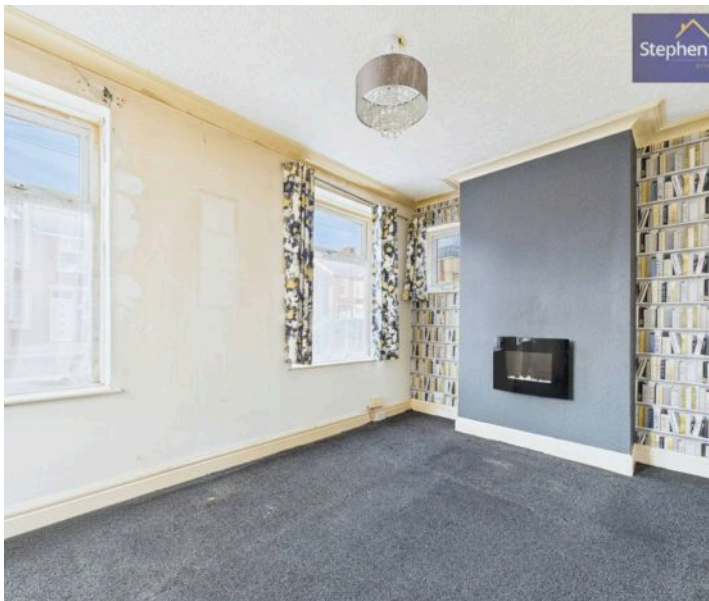
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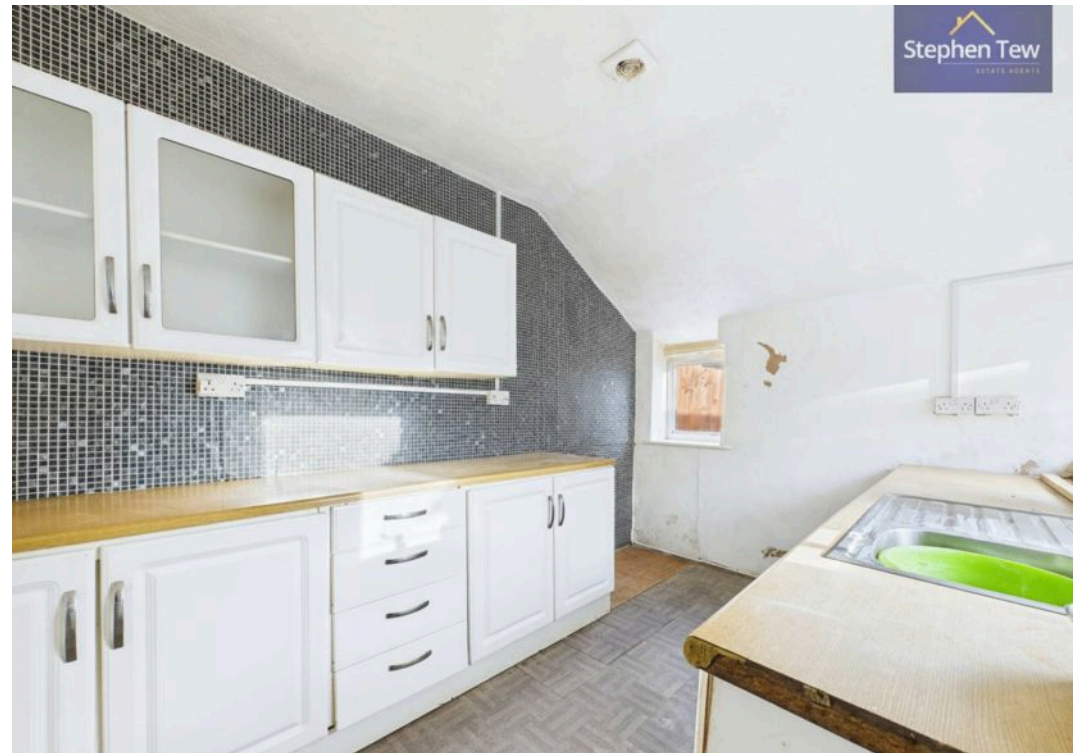
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GARDEN

DRIVEWAY

2 Parking Spaces

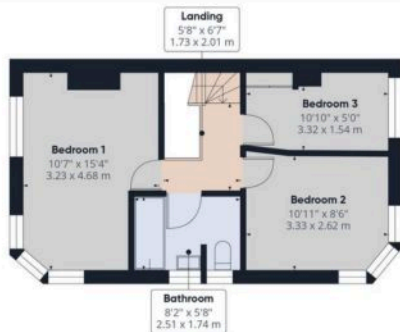
GARAGE

Single Garage





Floor 1



Floor 2



Approximate total area⁽¹⁾

860 ft²

80 m²

Reduced headroom

12 ft²

1.1 m²

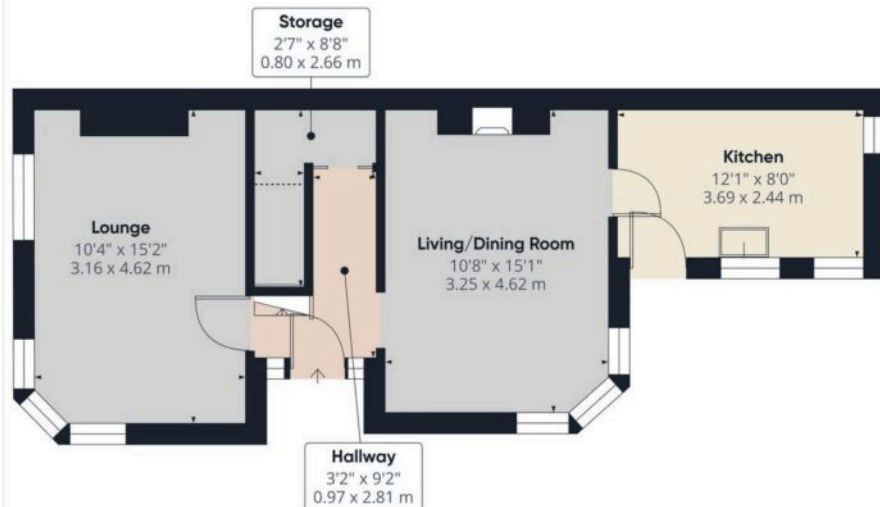
(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

DRAFT 360



Floor 1



Approximate total area⁽¹⁾

484 ft²

45 m²

Reduced headroom

12 ft²

1.1 m²

(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

DRAFT 360



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