



**Terance Road, Blackpool, FY4**

£80,000 over

# Property Description

3 bedroom mid terrace situated close to local schools, shops and amenities.

EPC Rating: D



# Rooms

## Entrance hall

Entrance hall

## Lounge

**11' 4" x 12' 0" (3.46m x 3.67m)**

Lounge to the front of the property, UPVC double glazed window, radiator.

## Dining room

**9' 1" x 10' 5" (2.76m x 3.18m)**

Dining room leading to kitchen. Under stairs storage, radiator leading to GF bathroom and kitchen.

## Bathroom

**4' 5" x 8' 10" (1.34m x 2.69m)**

GF Bathroom, with 3 piece suite. UPVC double glazed window, radiator.

## Kitchen

**8' 10" x 12' 9" (2.69m x 3.88m)**

Fitted kitchen, room for fridge freezer, plumbing for washing machine and dishwasher, leading to rear garden.

## Landing

Landing leading to bedrooms and Bathroom

## Bedroom 1

**14' 2" x 11' 10" (4.31m x 3.61m)**

Bedroom 1 to the front with built in wardrobe, UPVC double glazed window, radiator.

## Bedroom 2

**6' 5" x 11' 1" (1.95m x 3.37m)**

Bedroom 2 to the rear of the property, UPVC double glazed window. Radiator.

## Bedroom 3

**7' 3" x 8' 3" (2.2m x 2.51m)**

Bedroom 3 to the rear of the property, UPVC double glazed window, radiator.



# External Areas

## Garden

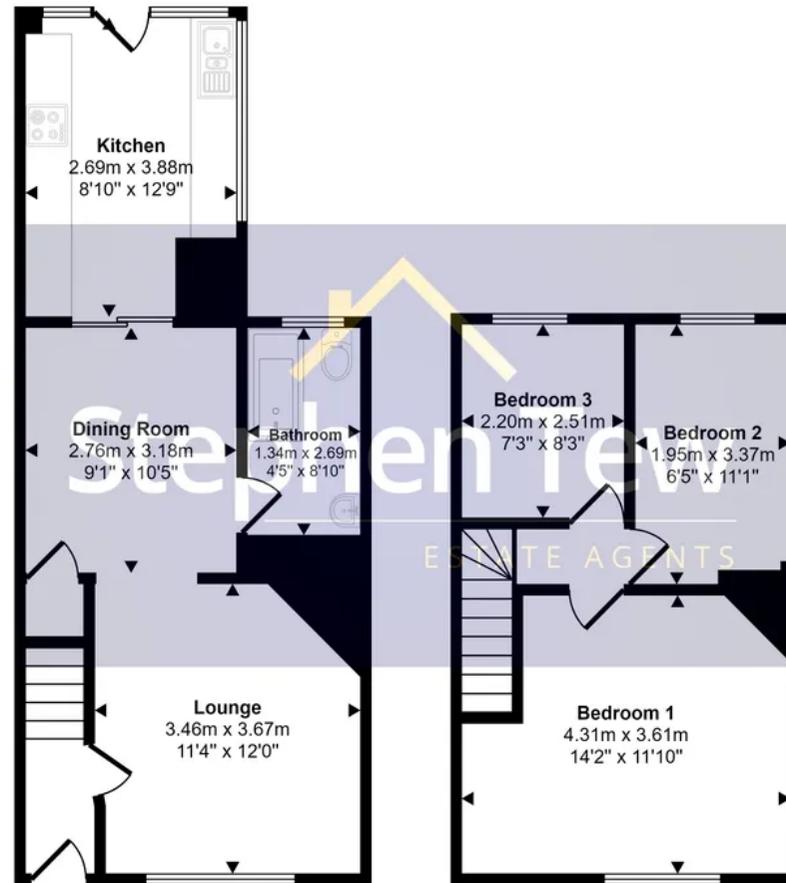
### East Facing

Large garden with garage to rear.





# All



Ground Floor

First Floor

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

## **Stephen Tew Estate Agents**

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