



DUNMAIL AVENUE

1 Dunmail Avenue, Blackpool

Blackpool

Offers Over £175,000

1 Dunmail Avenue

Blackpool, Blackpool

Situated in a highly desirable residential area close to Stanley Park, this spacious three-bedroom semi-detached house presents an excellent opportunity for buyers seeking a well-proportioned family home with scope for personalisation. Upon entering the property, you are greeted by an entrance vestibule leading to a welcoming hallway, which provides access to the main living areas. The ground floor comprises a generous lounge with ample natural light, a separate dining room ideal for both every-day meals and entertaining, a convenient ground floor WC, the kitchen, a bright conservatory, and a practical utility room. The attached garage offers secure storage and, together with the rear driveway, provides off-street parking for up to two vehicles. Upstairs, the landing leads to three bedrooms (two of which feature fitted wardrobes for added storage) and a recently refurbished family bathroom. The property benefits from gas central heating and double glazing throughout, ensuring comfort and energy efficiency. Recent improvements include a new roof and the updated bathroom, while some new carpet have been supplied for the convenience of the new owners should they wish to use them. Although the house would benefit from some further modernisation, it offers a solid foundation and flexible layout for buyers to create their ideal home. Offered with no onward chain, this property represents a rare chance to secure a substantial home in a sought after location, with excellent access to local amenities, schools, and transport links. Early viewing is highly recommended to appreciate the full potential of this inviting family residence.

Council Tax band: C

Tenure: Freehold

- Semi Detached House in a Sought After Residential Location in Close Proximity to Stanley Park
- Entrance Vestibule, Hallway, Lounge, Dining Room, GF WC, Kitchen, Conservatory, Utility Room, Garage
- Landing, 3 Bedrooms (2 With Fitted Wardrobes), Family Bathroom
- South West Facing Enclosed Front/Side Garden
- Off Street Parking to the Rear with a Driveway and Garage with Capacity for 2 Vehicles
- Gas Central Heating, Double Glazing





Entrance Vestibule
2' 0" x 5' 8" (0.62m x 1.72m)

Hallway
15' 11" x 5' 11" (4.84m x 1.81m)

Lounge
13' 11" x 12' 3" (4.25m x 3.73m)

Dining Room
13' 11" x 10' 8" (4.23m x 3.25m)

GF WC
7' 9" x 2' 10" (2.37m x 0.87m)

Kitchen
16' 4" x 7' 5" (4.97m x 2.27m)

Conservatory
7' 10" x 7' 6" (2.40m x 2.29m)

Utility Room
4' 0" x 9' 3" (1.22m x 2.83m)

Garage
7' 3" x 13' 8" (2.20m x 4.17m)

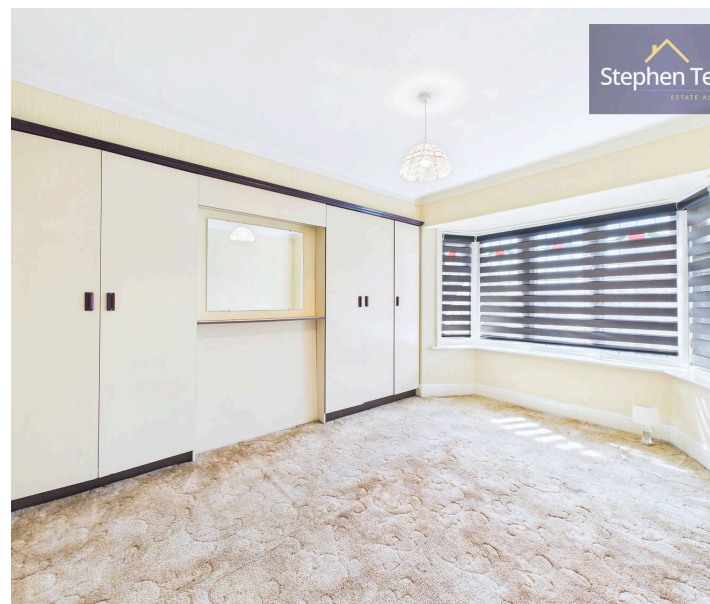
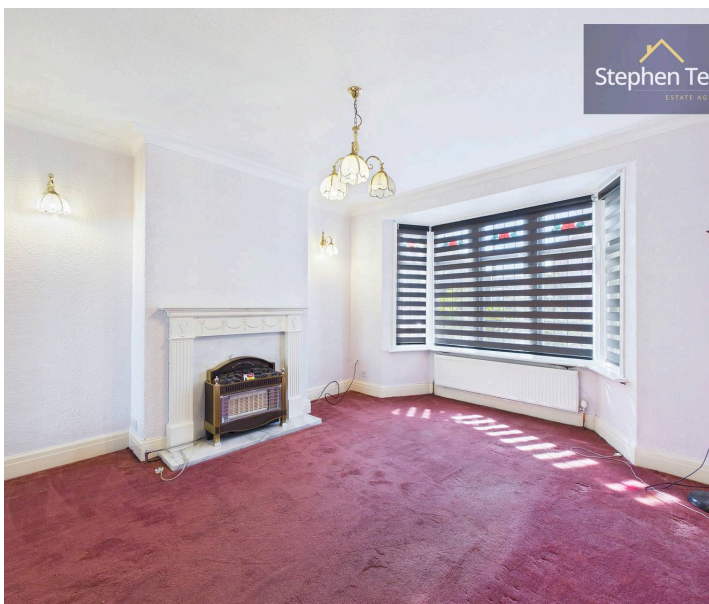
Landing
7' 11" x 3' 10" (2.41m x 1.16m)

Bedroom 1
13' 11" x 9' 6" (4.25m x 2.89m)

Bedroom 2
11' 11" x 9' 6" (3.62m x 2.89m)

Bedroom 3
7' 2" x 6' 11" (2.19m x 2.11m)

Bathroom
8' 4" x 7' 7" (2.54m x 2.30m)





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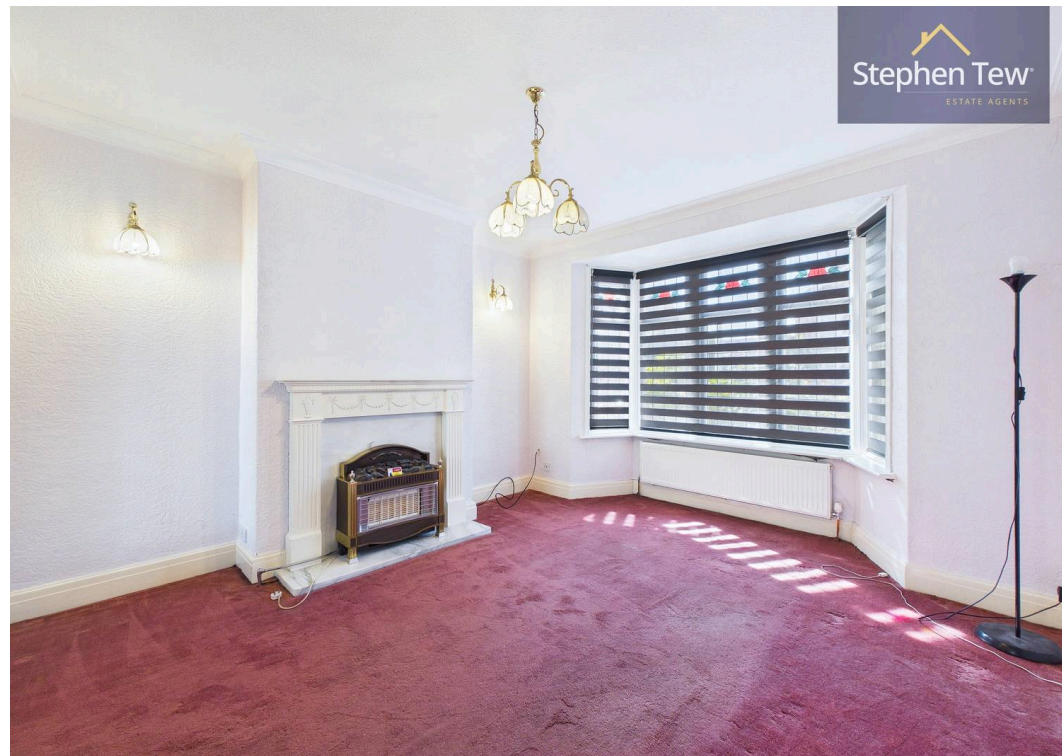
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FRONT GARDEN

GARAGE

Single Garage

DRIVEWAY

1 Parking Space







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