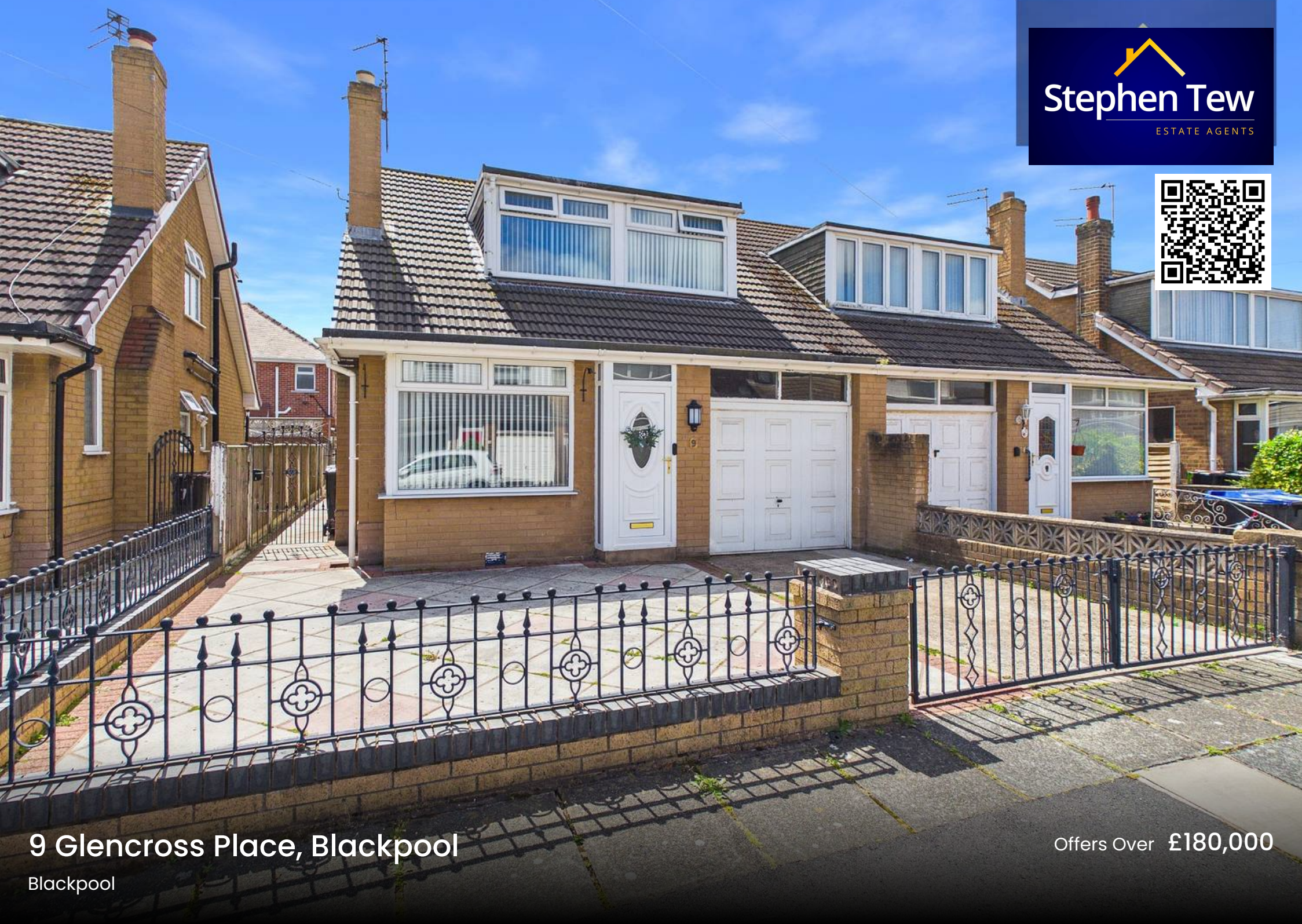




9 Glencross Place, Blackpool

Blackpool

Offers Over **£180,000**

9 Glencross Place

Blackpool

This well-presented semi detached house is situated in a sought-after cul-de-sac within a popular residential location, offering a versatile and spacious layout ideal for families or those seeking flexible living accommodation. Upon entering, you are greeted by a welcoming entrance vestibule that leads into a bright and comfortable lounge, perfect for relaxing or entertaining guests. The property features an inner hallway, a ground floor bathroom for added convenience, and a separate dining room which could easily serve as a fourth bedroom to suit your individual needs. The fitted kitchen is equipped with a range of built-in appliances, providing a practical and functional space for meal preparation and every-day living.

Upstairs, there are three well-proportioned bedrooms, offering ample space for family members or guests, as well as a generous walk-in storage room (could be ideal for use as a wardrobe or for additional storage requirements). The home benefits from gas central heating and uPVC double glazing throughout, ensuring warmth and energy efficiency all year round. Further enhancing the appeal is a driveway providing off-road parking, which leads to a garage (offering secure parking or extra storage). This attractive property is offered for sale with no onward chain, making it an ideal choice for buyers looking for a straightforward purchase. Viewing is highly recommended to fully appreciate the space, versatility, and excellent location this home has to offer.

Council Tax band: C

Tenure: Freehold

- Semi Detached House situated in a cul-de-sac in a popular residential location
- Entrance Vestibule, Lounge, Inner Hallway, Dining Room / Bedroom 4, Fitted Kitchen with built-in appliances, GF Bathroom
- 3 Bedrooms and a walk-in storage room to the first floor
- Gas Central Heating, uPVC Double Glazing
- Driveway providing off road parking leading to Garage, Enclosed South Facing Garden
- No onward chain, viewing recommended





Entrance Vestibule
3' 3" x 2' 3" (0.99m x 0.68m)

Lounge
16' 7" x 10' 11" (5.05m x 3.34m)

Inner Hallway
6' 9" x 4' 3" (2.06m x 1.30m)

Dining Room / Bedroom 4
10' 10" x 10' 9" (3.31m x 3.28m)

Kitchen
14' 2" x 8' 1" (4.32m x 2.47m)

Bathroom
7' 3" x 5' 6" (2.22m x 1.67m)

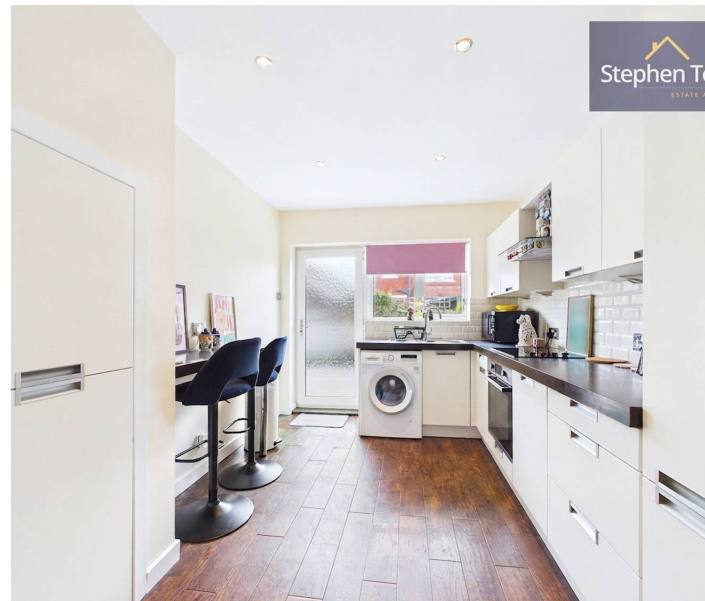
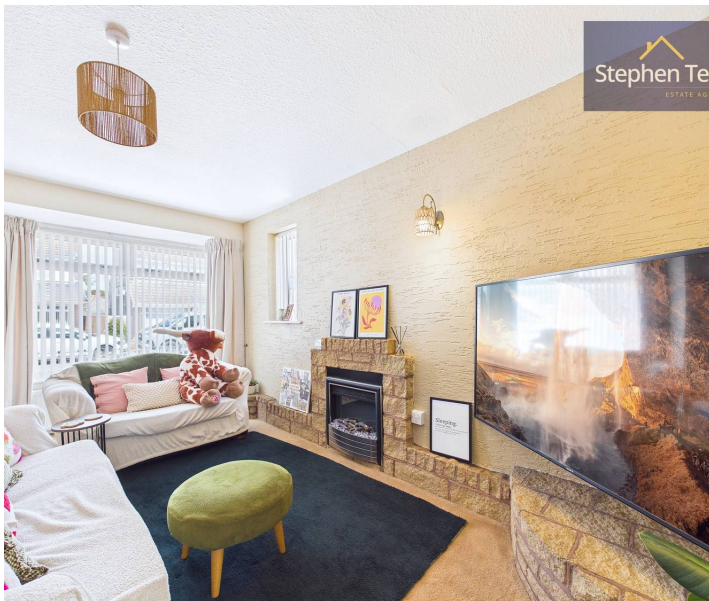
Landing
12' 3" x 5' 7" (3.74m x 1.70m)

Bedroom 1
13' 5" x 10' 9" (4.08m x 3.28m)

Bedroom 2
10' 9" x 10' 11" (3.28m x 3.32m)

Bedroom 3
10' 10" x 9' 1" (3.30m x 2.76m)

Garage
17' 11" x 8' 9" (5.45m x 2.67m)





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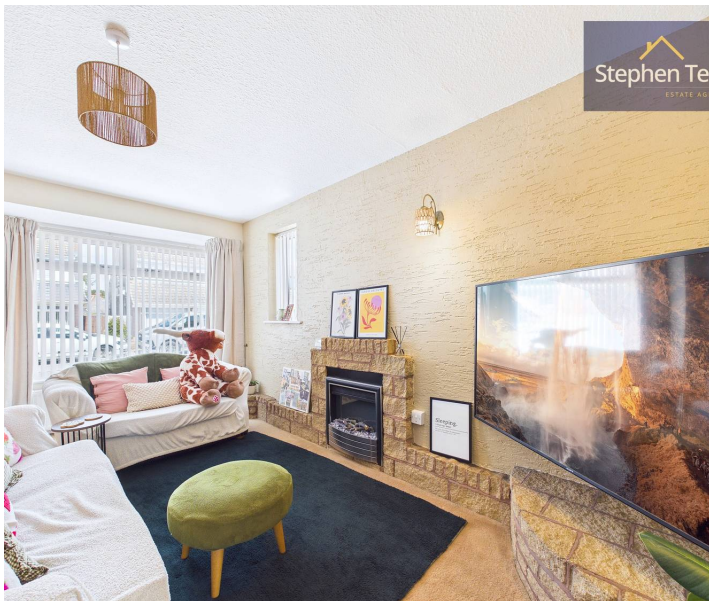
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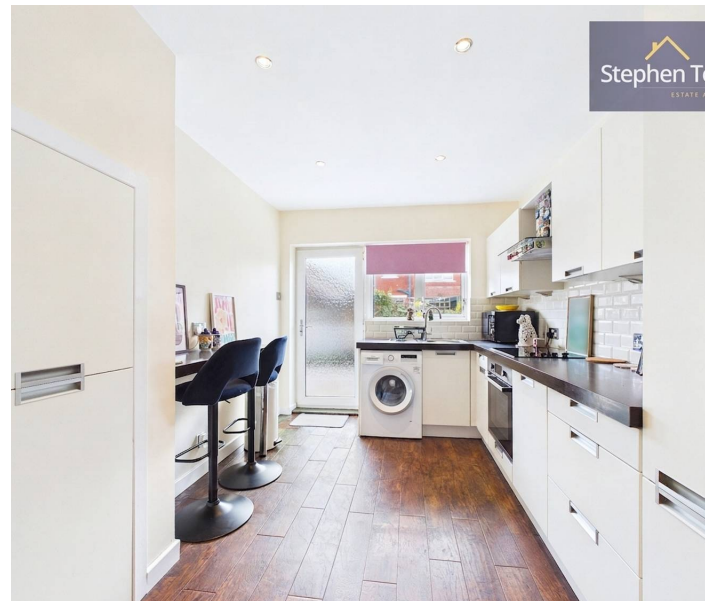
Bedroom 2
10' 9" x 10' 11" (3.28m x 3.32m)

Bedroom 3
10' 10" x 9' 1" (3.30m x 2.76m)

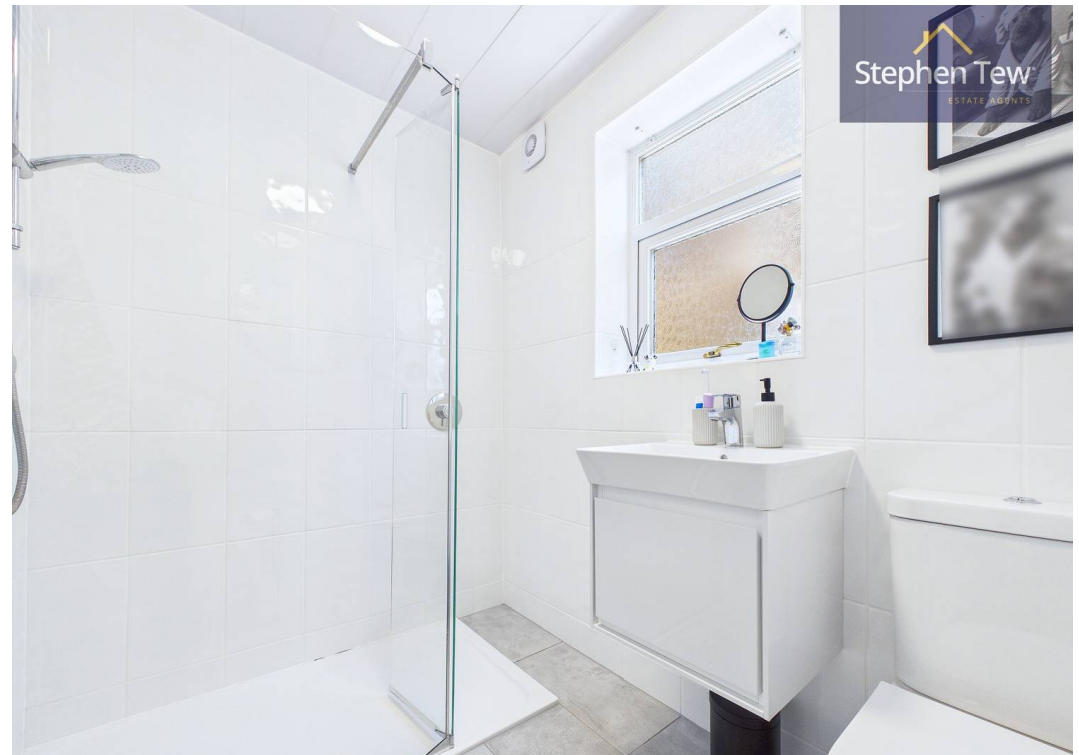
Garage
17' 11" x 8' 9" (5.45m x 2.67m)



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FRONT GARDEN

REAR GARDEN

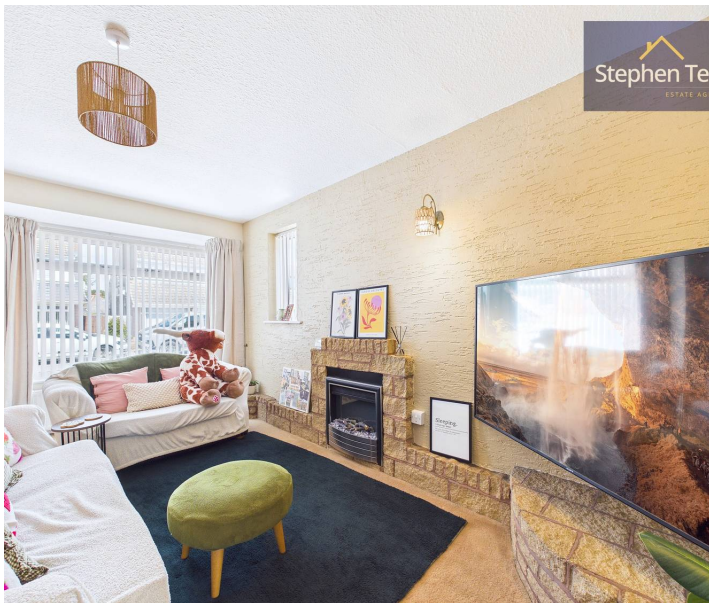
DRIVEWAY

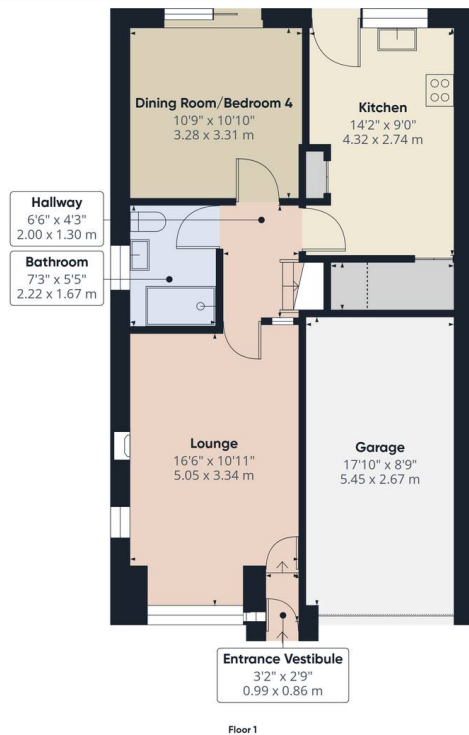
1 Parking Space

GARAGE

Single Garage

ON STREET





Approximate total area⁽¹⁾
687 ft²
63.8 m²

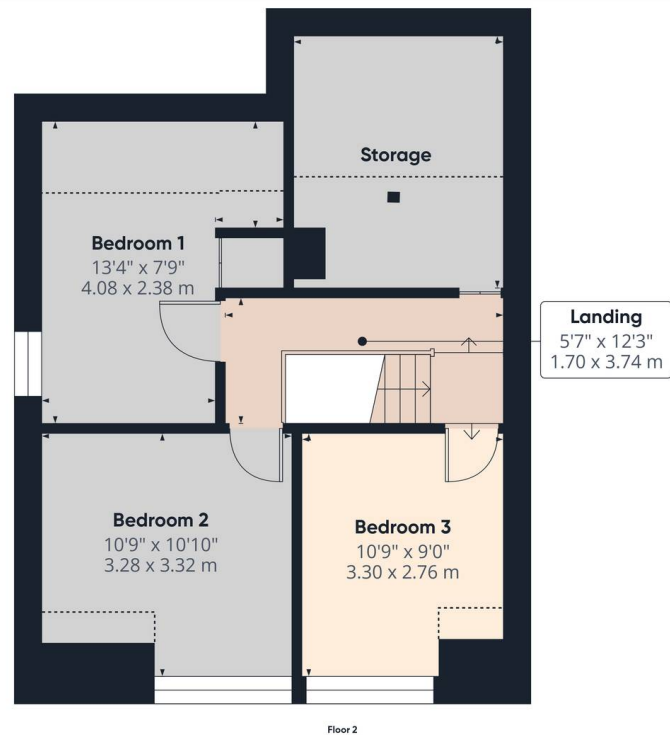
Reduced headroom
6 ft²
0.6 m²

(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.

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Approximate total area⁽¹⁾
484 ft²
45.1 m²

Reduced headroom
101 ft²
9.4 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.

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