

EPC: C

Sandhurst Avenue, Lytham St. Annes, Lancashire

Offers in the region of: £65,000

Entwistle Green








DAEWOO





CHAIN FREE

All furniture fixtures and fittings are included in the sale price

Situated within the popular Sandhurst Grange retirement development, this well-presented apartment offers comfortable and convenient living in a sought-after location close to St. Annes town centre and the seafront.

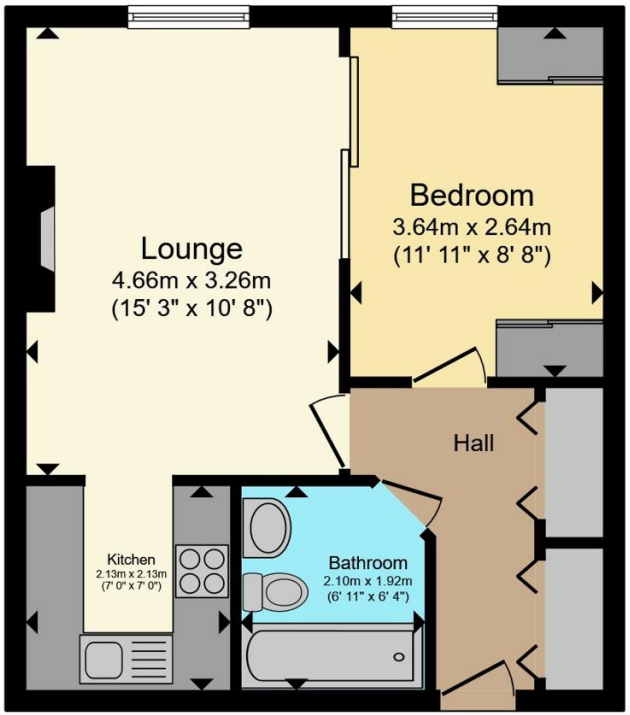
The accommodation comprises a welcoming entrance hall with useful built-in mirrored storage cupboards, a spacious lounge featuring an attractive electric fireplace and enjoying pleasant views over the beautifully maintained communal gardens, and a modern fitted kitchen with a range of wall and base units. The generous double bedroom benefits from fitted furniture and attractive garden views, whilst the contemporary shower room is fitted with a large walk-in double shower.

Further benefits include double glazing and electric heating throughout.

Residents enjoy access to excellent communal facilities including a residents' lounge, library, laundry room, additional storage areas and an on-site House







Total floor area 41.3 m² (445 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Council Tax Band: **B**

Tenure: **Leasehold**

Service Charge: **£0**

Years Left on Lease: **0**

Ground Rent: **£0**

Viewing by appointment

T: 01253 725166
E: stannes@entwistlegreen.co.uk
37 The Square, St Annes On Sea, Lancs, FY8 1SB

Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas listed are approximate. Fixtures, fittings and other items are NOT included unless specified in these details. Please note that any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order.

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