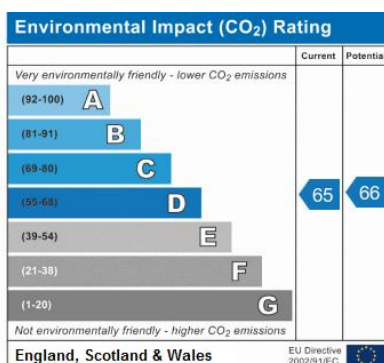
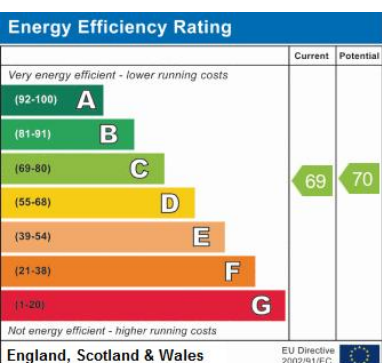




Dalewood Avenue, Blackpool, FY4 4BT

Price: £124,950



- A Substantial Three Bedroom Semi Detached House
- Double Glazed And Gas Central Heated
- Two Spacious Reception Rooms
- Extended Kitchen
- Modern Bathroom Suite
- Off Road Parking And Garage
- Ideal Family Home, No Chain
- Viewing Highly Recommended

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Dalewood Avenue, Blackpool

ENTRANCE HALL

On entrance to the property there is a UPVC double glazed door leading into vestibule. Meter cupboard. Inner wood door leading into hallway. Stairs to the first floor landing. Laminate flooring. Radiator. Decorative coved ceiling with ceiling light. Doors to all ground floor rooms.

LOUNGE

14' 11" x 11' 08" (4.55m x 3.56m)

A spacious main living area with a walk in double glazed bay window to front elevation. Decorative coved ceiling with ceiling and wall lights. Gas fire with feature surround. Radiator. Fitted carpet. Television point.



DINING ROOM

13' 02" x 11' 08" (4.01m x 3.56m)

A double glazed window to rear elevation. Decorative coved ceiling with ceiling and wall lights. Feature fire surround. Radiator. Laminate flooring.



KITCHEN

19' 09" x 5' 10" (6.02m x 1.78m)

An extended kitchen with a range of matching wall and base units with complementary work surfaces. Stainless steel sink with mixer tap. Space and plumbing for washing machine and freestanding tumble dryer. Space for a freestanding electric cooker with connection point and overhead extractor. Range of display cabinets. Space for freestanding fridge freezer. Part tiled wall and tiled flooring. Two double glazed windows one to side and rear elevation.



LANDING

Fitted carpet. Doors to all first floor rooms. A double glazed window to side. Loft access.

BEDROOM ONE

14' 11" x 10' 09" (4.55m x 3.28m)

A walk in double glazed window to front elevation. Range of fitted wardrobes. Radiator. Fitted carpet. Ceiling light.



BEDROOM TWO

13' 03" x 10' 01" (4.04m x 3.07m)

A double glazed window to rear elevation. Range of fitted wardrobes. Radiator. Laminate flooring. Ceiling light.



BEDROOM THREE

8' 05" x 6' 11" (2.57m x 2.11m)

A double glazed window to front elevation. Fitted carpet. Ceiling light. Radiator. An ideal room for a single bedroom / office / study or nursery.

BATHROOM

7' 04" x 6' 09" (2.24m x 2.06m)

A modern and stylish three piece bathroom suite comprising of a p-shaped panelled bath with combined overhead shower and glass screen. A low flush WC. Pedestal wash hand basin. Towel radiator. Two double glazed windows to side elevation. Fully tiled with spotlights to ceiling.

Dalewood Avenue, Blackpool

EXTERNALLY

To the rear there is a generous sized garden with a secure fenced enclosure with a range of plants and shrubs. A detached garage with manual up and over door, ideal workshop or storage.

Side access to secure gate.

The front is low maintenance and provides off road parking for two vehicles.

***** A FANTASTIC FIRST OR SECOND TIME BUY OPPORTUNITY. CLOSE TO LOCAL SCHOOLS, SHOPS AND BUS ROUTES. TO BOOK YOUR ACCOMPANIED VIEWING CALL OUR FRIENDLY TIGER TEAM ON 01253 406111 *****

APPROXIMATE AGE OF THE PROPERTY

1920s

TENURE

The property is **Freehold**

COUNCIL TAX

Band "B"

The average council tax charges for April 2010 - March 2013 are listed below, based on a household of two adults. The tax bands are based on the value of your property in 1991.

Valuation Band	Council Tax 2012/13	Council Tax 2013/14	Council Tax 2014/15
A	£1013.11	£1015.05	£1017.07
B	£1181.97	£1184.22	£1186.59
C	£1350.82	£1353.40	£1356.10
D	£1519.67	£1522.57	£1525.61
E	£1857.37	£1860.92	£1864.63
F	£2195.08	£2199.27	£2203.66
G	£2532.78	£2537.62	£2542.68
H	£3039.34	£3045.14	£3051.22

PLEASE NOTE

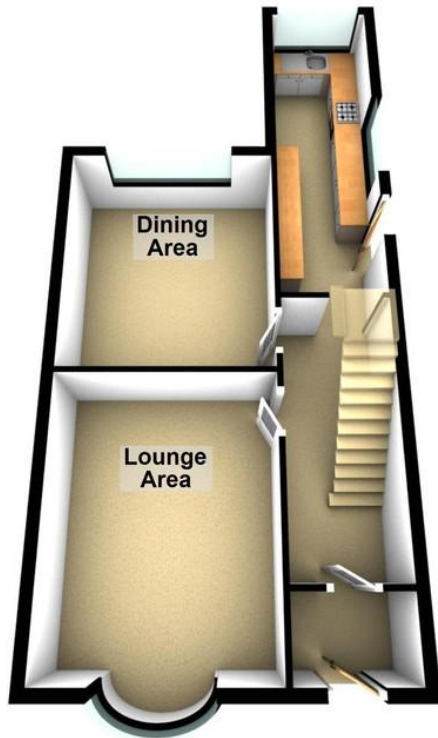
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23/01/2018



Dalewood Avenue, Blackpool

Ground Floor



First Floor

