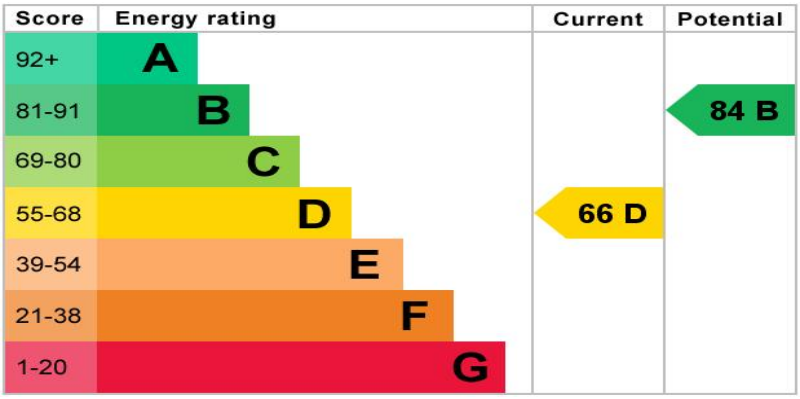
Tiger Sales & Lettings
Troycounty

Sales: 01253 406111
Lettings: 01253 627111
Fax: 01253 406119
E-mail: info@tigerestates.co.uk
Web: www.tigerestates.co.uk



Bennett Avenue, Blackpool, FY1 4DP

Starting Bid £100,000



- For Sale by Online Auction
- Three Bedroom Semi-Detached House
- NO CHAIN
- Driveway Providing Off-Road Parking
- Lounge & Open-Plan Dining/Kitchen Area
- Three Good-Sized Bedrooms & Family Bathroom
- Good-Sized Gardens to Front & Rear
- Potential Rental £850 PCM – Approx. 10% Gross Yield

Bennett Avenue, Blackpool, FY1 4DP

For Sale by Online Auction with a Starting Bid of £100,000. Terms and Conditions Apply. See WebbMove for all the Auction Details.

Three Bedroom Semi-Detached House – No Onward Chain

Priced to sell – An excellent opportunity for both owner-occupiers and property investors!

Situated in a convenient location for Blackpool Town Centre, this three-bedroom semi-detached property offers well-proportioned accommodation, a driveway and gardens to both the front and rear. The property is presented in reasonably good order throughout and is offered for sale with no onward chain, making it an ideal purchase for those looking for a straightforward move or an attractive buy-to-let investment.

Internally, the accommodation briefly comprises a welcoming lounge, a separate dining room opening through to the kitchen area, three good-sized bedrooms and a family bathroom suite.

Externally, the property benefits from a driveway providing valuable off-road parking, together with good-sized gardens to both the front and rear, offering plenty of outdoor space.

An attractive investment opportunity, with an anticipated rental income of approximately £850 per calendar month. At the current asking price, this represents an impressive potential gross rental yield of around 10%, making the property well worth consideration by landlords seeking to expand their portfolio.

The location is particularly appealing, with convenient access to Blackpool Town Centre, which is currently benefiting from an ambitious £350 million Talbot Gateway regeneration programme. This major investment is transforming the area around Blackpool North railway station into a thriving commercial, educational and transport hub.

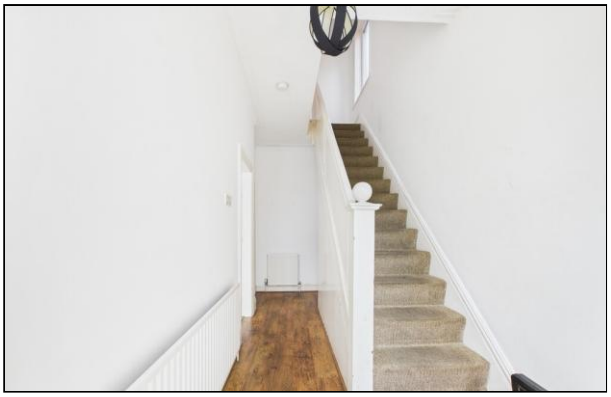
A particularly significant development is the impressive new £45 million Ministry of Defence (MOD) headquarters on Talbot Road, which is rapidly nearing completion. The six-storey, 53,000 sq ft building will accommodate up to 1,100 staff from Defence Business Services, bringing a substantial number of additional workers into the town centre and providing a welcome boost to the local economy.

The wider regeneration programme also includes the new £100 million Department for Work and Pensions headquarters, a four-star hotel, improved tram connections and the £65 million Multiversity education campus, which is set to attract thousands of students. Together, these developments represent a major long-term investment in Blackpool, creating employment opportunities, increasing town centre footfall and helping to revitalise the area.

All of this adds to the appeal of the location, particularly for investors looking to benefit from Blackpool's ongoing regeneration and the potential for sustained rental demand.

Priced to sell and representing excellent potential, early viewing is strongly recommended.

Viewings are available either in person or from the comfort of your own home via our convenient 360° virtual tour.











Bennett Avenue, Blackpool, FY1 4DP

HALLWAY 17' 8" x 5' 10" (5.38m x 1.78m)

LOUNGE 13' 6" x 12' 6" (4.11m x 3.81m)

DINING ROOM/KITCHEN 13' 7" x 18' 11" (4.14m x 5.77m)

LANDING 10' 10" x 6' 4" (3.3m x 1.93m)

BEDROOM ONE 13' 6" x 11' 11" (4.11m x 3.63m)

BEDROOM TWO 13' 6" x 11' 11" (4.11m x 3.63m)

BEDROOM THREE 7' 7" x 6' 7" (2.31m x 2.01m)

BATHROOM 8' 5" x 6' 4" (2.57m x 1.93m)

GARDENS Garden to front.
Driveway to side.
Good sized garden to rear, mostly lawn with decked area.

APPROXIMATE AGE OF THE PROPERTY
1930s

TENURE
The property is **Freehold**

COUNCIL TAX
Band **B**

ANNUAL COUNCIL TAX AMOUNT
We understand the annual council tax amount for a “Band B” property in Blackpool Borough is £1,955

BROADBAND COVERAGE
We are advised that the property can obtain Full Fibre Broadband (FFB)

MOBILE DATA
We are advised that you are likely to have mobile coverage

We would suggest that you also make your own enquiries as to Mobile Data coverage https://www.ofcom.org.uk/mobile-coverage-checker

PLEASE NOTE
These particulars are believed to be correct but in no way is their accuracy guaranteed and they do not form part of any contract and neither do Tiger Sales & Lettings or the vendors accept any responsibility in respect of these particulars and any prospective purchaser must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate and for illustrative purposes only. Floor Plans are included as a service to our customers and is intended as a GUIDE TO LAYOUT ONLY. Digital images are reproduced for general information only and must not be inferred that any item shown is included for sale with the property. We have been unable to confirm if services / items in the property are in full working order. The property is offered for sale on this basis. Prospective purchasers are advised to seek expert advice where appropriate. We are only verbally informed by the vendor of the stated tenure details, therefore we advise any prospective purchaser to confirm the tenure details with their solicitor / legal representative.

03/11/2026



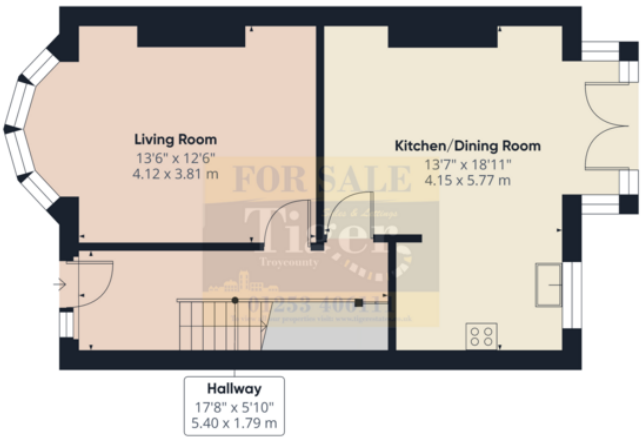




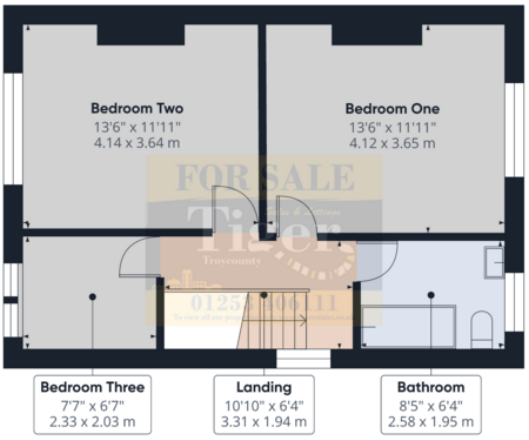




Bennett Avenue, Blackpool, FY1 4DP



Ground Floor



Floor 1

Approximate total area(1)

1019 ft²

94.8 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

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