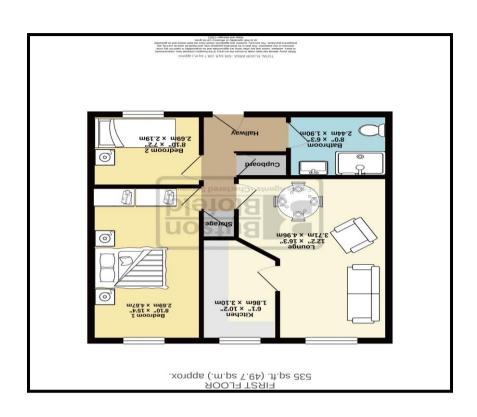
Blofeld

Estate agents





FLAT 4 GREENBANK, ARGYLE ROAD, POULTON-LE-FYLDE FY6 7EW

£89,950

Butson Fistal

*** FIRST FLOOR, TWO BEDROOM OVER 60'S APARTMENT WITH NO ONWARD CHAIN***

SITUATED IN A CONVENIENT POSITION & WITHIN WALKING DISTANCE FOR MOST TO POULTON CENTRE & ALL IT'S AMENITIES THIS DELIGHTFUL APARTMENT IS AROUND THE CORNER FROM A TESCO METRO & SPAR WHICH PROVIDE ACCESS TO EVERYDAY ESSENTIALS & CASH POINTS.

THIS FIRST FLOOR APARTMENT BRIEFLY COMPRISES; HALL, SPACIOUS LOUNGE, KITCHEN, DOUBLE BEDROOM WITH FITTED WARDROBES, 2ND BEDROOM, MODERN 3-PIECE SHOWER ROOM. LANDSCAPED COMMUNAL GARDENS, OFF STREET PARKING, ECONOMY 7 HEATING & UPVC DOUBLE-GLAZING.

VIEWING RECOMMENDED.







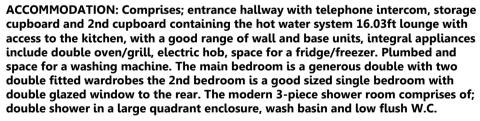




LOCATION: 'Greenbank' is a small development of retirement apartments built by Simmons Builders approximately 30 years ago. Situated off Argyle Road and Lower Green, which is one of the main thoroughfares leading into Poulton centre.

STYLE: A first- floor over 60's retirement apartment.

CONDITION: Neutral interior, modern shower room.





OUTSIDE: Attractively landscaped communal areas to the front with plenty of parking spaces.

SERVICES: All mains services are connected with the exception of gas. Economy 7 heating and UPVC double-glazing are installed.

COUNCIL TAX BAND: The property is listed as Council Tax Band B (Wyre Council).

TENURE: We are advised the tenure of the property is leasehold. Maintenance charges are approximately £70 per month, however details need to be confirmed with a solicitor on purchase.



VIEWING: By telephone appointment through the Agents office.

