



## 1 bed apartment to buy in FY7

21-24 Queens Terrace, Fleetwood,  
Lancashire, FY7 6DP

**£40,000** Starting Bid

 x1  x1  x1

Tenure

**Leasehold**

On Street parking

## Property features

- ✓ Being Sold via Secure Sale Online Bidding. Terms & Conditions apply.
- ✓ NO CHAIN
- ✓ Spacious Fitted Kitchen
- ✓ \*\*Garage\*\*
- ✓ EPC Rating F

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: F
- ✓ Heating supply: Electric
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water

## Description

Welcome to Bleasdale Court, a striking Grade II listed building (completed 1844) steeped in history and designed by Decimus Burton. Unique Estate Agency are pleased to bring to the market this ground floor one bedroom apartment offering huge potential! the perfect purchase for a variety of buyers, to include those looking to get on the property ladder, investors or someone simply looking to downsize close to amenities!

This spacious apartment is in a most sought after location on the ground floor, boasting spacious rooms and garage for secure parking. A short distance from local amenities to include the promenade, Lord Street shops, leisure centre with excellent road and public transport links nearby!

A light, bright apartment briefly comprising secure communal entrance hallway with intercom and letterboxes, internal glazed fire door for peace of mind leads to the hallway with period feature staircase, high ceilings, deep coving and skirting boards. The Apartment itself benefits from a good size fitted kitchen, an extremely spacious reception room with large windows that allow for natural light to flood in, a double bedroom with built in wardrobes and great size modern wet room.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 816

Annual Service Charge Amount: £1,450.00

Price: Starting Bid £40,000

Property Type: Apartment

Parking: On Street

Risk of floods and or erosion: No

Flooded in last 5 years: No

Coalfield or mining area: No

Listed property: No

Public rights of way: No

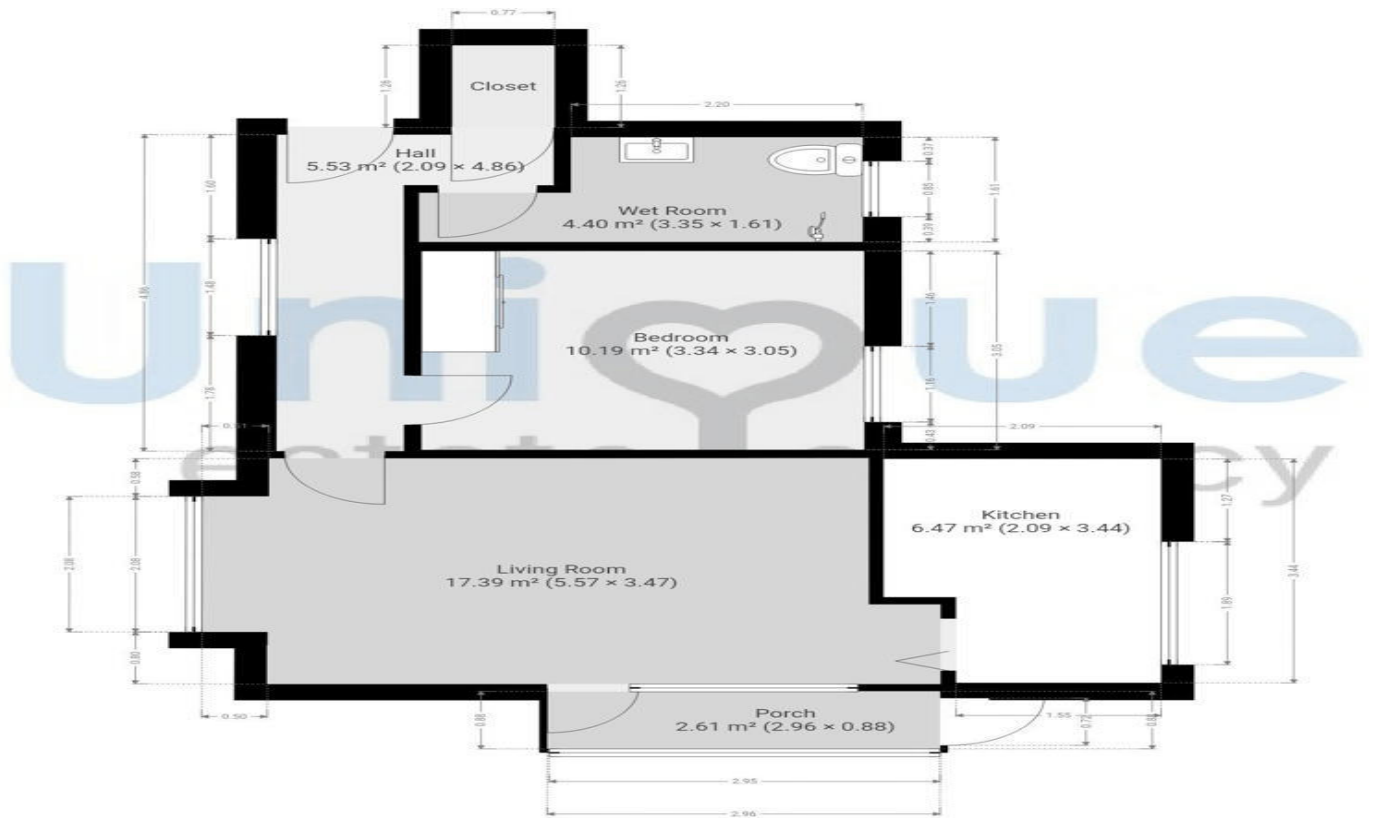
Heating: Electric

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No



THIS FLOORPLAN IS PROVIDED WITHOUT WARRANTY OF ANY KIND. SENSOPIA DISCLAIMS ANY WARRANTY INCLUDING, WITHOUT LIMITATION, SATISFACTORY QUALITY OR ACCURACY OF DIMENSIONS.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		81
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>	27	
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

21-24 Queens Terrace, Fleetwood, Lancashire, FY7 6DP

Contact your local branch today for more information on this property:

**27-28 Tuesday Market Place, King's Lynn, Norfolk, PE30 1JJ,**  
**TBChttp://www.norfolkpropertyauctions.com**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

