



**Addison Road, Fleetwood, FY7 6UH**

**£750 Per month**



# 37 Addison Road, Fleetwood, FY7 6UH

## £750 Per month



### **Lounge**

Spacious lounge with double glazed bay window to the front, feature fire place, radiators, cupboard housing the electric and gas meters

### **Bathroom**

Walk in shower cubicle, wash hand basin, toilet, heated towel rail and double glazed frosted window to the rear of the property

### **Kitchen**

A good range of wall and base units, UPVC double glazed door leading into the rear yard. Double glazed window and wall mounted boiler and integrated oven and hob.

### **Bedroom One**

Fitted wardrobes, radiator and double glazed window to the front

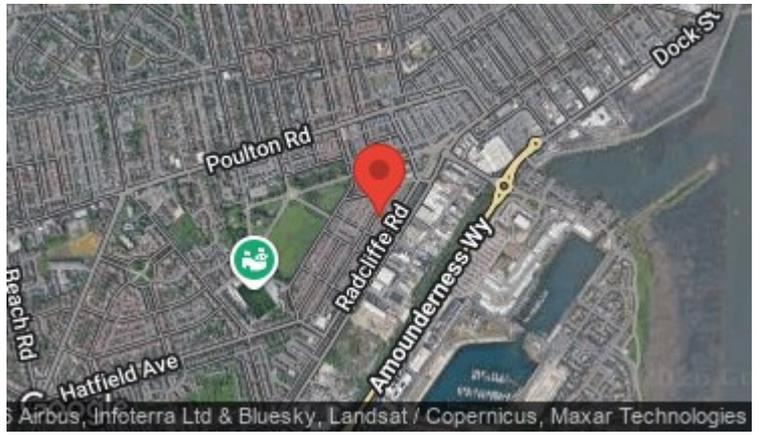
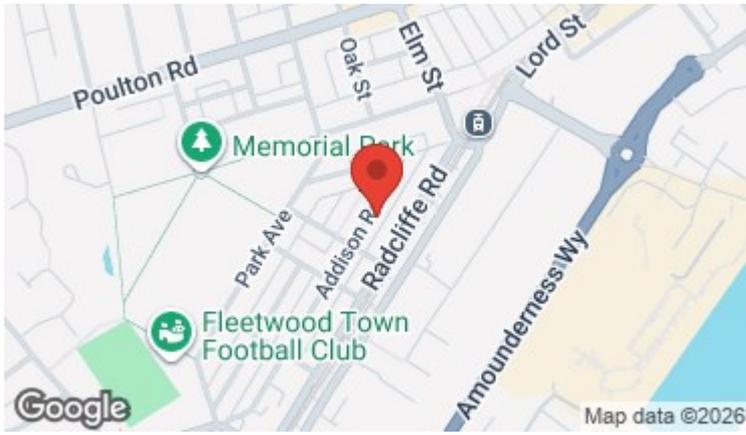
### **Bedroom Two**

Double glazed window to the rear and a radiator

### **Bedroom Three**

Fitted wardrobe, radiator and double glazed rear window





Total Area: 69.5 m<sup>2</sup> ... 748 ft<sup>2</sup>

All measurements are approximate and for display purposes only

Energy Efficiency Rating	
Current	Potential
69	85

Very energy efficient - lower running costs

Not energy efficient - higher running costs

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential
A	A

Very environmentally friendly - lower CO<sub>2</sub> emissions

Not environmentally friendly - higher CO<sub>2</sub> emissions

England & Wales EU Directive 2002/91/EC

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