



FLEXIAGENT

Market Leading, Independent Estate Agents



Lytham Road

Southport, PR9 9UN

Offers In Excess Of £180,000

Flexi-Agent are delighted to present this three bedroom semi detached house to the open market. Located close to the charming residential area of Churchtown, it's a short distance to Churchtown Village & the Botanic Gardens, close to excellent schools, has easy access in and out of Southport Town Centre via the A565 with a brilliant bus route service, including many shops, restaurants and bars.

The property briefly comprises: Entrance hallway, a spacious living room with feature bay windows, a nicely presented modern kitchen, utility room and a downstairs bathroom.

The first floor three well proportioned double bedrooms.

Externally the property benefits from ample driveway parking and a sun catching rear garden.

Viewings are available upon request.

Council tax band B
EPC D
Freehold

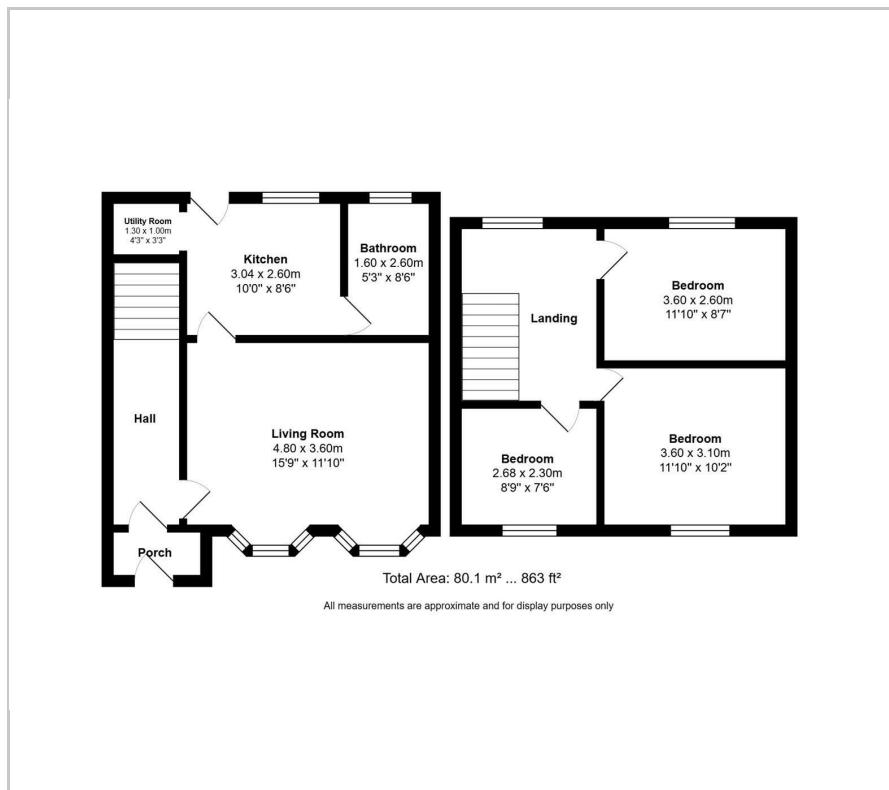
Viewing

Please contact our Flexi Agent Southport Office on 01704 889455 if you wish to arrange a viewing appointment for this property or require further information.

- Three bedrooms
- Semi detached
- Sought after location
- Utility room
- Sun catching garden
- Close proximity to Churchtown village
- Driveway parking
- Freehold
- Council Tax Band B
- Viewings available on request



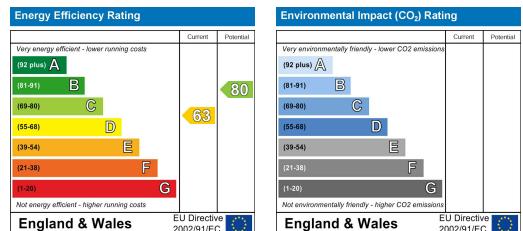
Floor Plan



Area Map



Energy Efficiency Graph



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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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