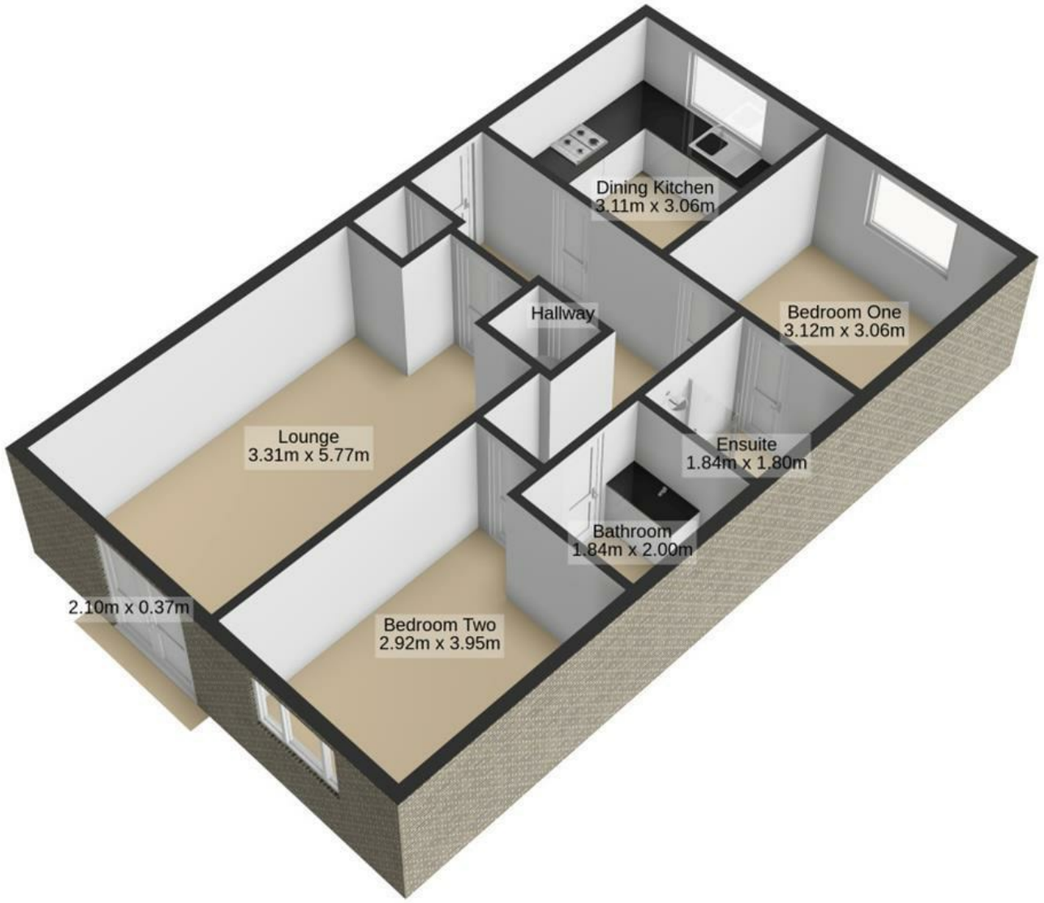
693 sq.ft. (64.3 sq.m.) approx.



For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale.
Made with Metropix © 2026

We take every care to ensure that details shown are correct, however, complete accuracy cannot be guaranteed and is expressly excluded from any contract. The information contained herein is for general guidance only. Unless otherwise stated, the condition of the heating system, electrical appliances and any fittings in the sale are not known and have not been tested by County and Commercial properties Ltd. We therefore cannot offer any guarantees in respect to them.

The Propert Ombudsman

7 Orchard Road, Lytham St. Annes, Lancashire FY8 1RY
T 01253 711511 F 01253 711515 E info@countyestateagentsltd.com

HOLLINSHEAD HOUSE, LYTHAM ST. ANNES FY8 1FG

OFFERS OVER £140,000

- SECOND FLOOR APARTMENT IN SUPERB LOCATION MINUTES FROM THE SEAFRONT - OFFERED WITH NO CHAIN
- CLOSE TO AKS INDEPENDENT SCHOOL, FAIRHAVEN LAKE, BUS ROUTES AND WITHIN CLOSE PROXIMITY TO ST ANNES TOWN CENTRE
- LOUNGE WITH JULIETTE BALCONY - DINING KITCHEN - TWO DOUBLE BEDROOMS WITH EN-SUITE SHOWER ROOM TO THE PRINCIPAL BEDROOM - BATHROOM
- ALLOCATED PARKING SPACE - NO LIFT - EPC RATING: C

2 2 1 1 0

www.countyestateagentsltd.com

Communal Entrance
Entrance with intercom to all flats, door to:

Communal Hallway
Letterboxes, stairs to all floors, Apartment 9 is located on the second floor, door to:

Hallway
Cloaks cupboard, cupboard housing hot water system, intercom, wall mounted electric heater, doors to all rooms, double doors lead into:

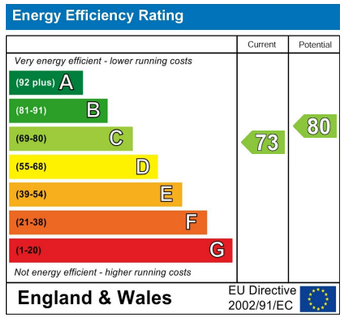
Lounge
17'4 x 10'7
UPVC French doors to the front opening up to Juliette balcony overlooking courtyard, television and telephone points, wall mounted electric heater, wood effect laminate flooring, recessed spotlights, coving.

Dining Kitchen
9'8 x 9'9
Good range of wall and base units, laminate work surfaces with incorporated stainless steel bowl sink and drainer, integral appliances include: electric hob with overhead illuminated extractor hood, electric oven, fridge freezer, dishwasher and washer dryer, ceramic floor and wall tiles, wall mounted electric heater, space for dining table and chairs, UPVC double glazed window to the rear.

Bedroom One
10'3 x 10'4
UPVC double glazed window to the rear, range of fitted wardrobes, wall mounted electric heater, door leading into;

En-Suite
5'10 x 4'7
Three piece white suite comprising of; WC, vanity wash hand basin with cabinet and light, overhead electric shower in shower cubicle, ceramic tiled floor.

Bedroom Two
9'5 x 9'9
UPVC double glazed window to the front, wall mounted electric heater, range of fitted bedroom furniture.

Bathroom
6'5" x 5'10"
Three piece white suite comprising of: WC, vanity wash hand basin with cabinet, light and mirror, bath, wall mounted heated towel rail, recessed spotlights, ceramic tiled floor.

Other Details
The apartment comes with an allocated parking space.
Council Tax Band: C
Tenure: Leasehold
Number of years left on the lease: 136
Service Charge: £1,610.00
Ground Rent: £230.00