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111 St Albans Road,
Lytham St Annes, Lancashire, FY8 1UZ



- Block Of Apartments In a Prime Location
- Ground Floor - Two Bedroom Apartment
- First Floor - 2 Bedroom Apartment
- Second Floor - 1 Bed Apartment
- Excellent Investment Opportunity
- Viewing Essential

£165,000

Freehold
 Energy Efficiency Rating:



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Investment opportunity. Mid terrace property arranged a three self contained flats. Ground and first floor two bedrooms with a one bedroom on the second floor. Close to shops and services.

Tenure: Freehold



Ground Floor

Porch
Door to:

Communal Entrance Hall
Enclosed staircase to first floor landing, door to:

Flat 1

Entrance Hall
Understairs storage cupboard, radiator, door to:

Lounge
3.82m (12'7") x 3.72m (12'2")
Double glazed bay window to front, radiator, TV point, gas fire.

Kitchen
3.05m (10') x 2.29m (7'6")
Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink with single drainer, plumbing for washing machine, space for fridge/freezer, built-in oven, built-in four ring gas hob with extractor hood over, double glazed window to side, door to side.

Bedroom 1
4.52m (14'10") x 3.33m (10'11")
Double glazed window to rear, radiator, TV point.

Bedroom 2
3.18m (10'5") x 2.33m (7'8")
Double glazed window to rear, radiator.

Shower Room
Fitted with three piece suite comprising shower area with fitted electric shower, pedestal wash hand basin and WC, radiator.

First Floor

Landing
Door to flat 3 entrance, door to:

Flat 2

Hall
Obscure double glazed window to side, radiator, built-in storage cupboard, door to:

Lounge
3.73m (12'3") max x 3.18m (10'5")
Double glazed window to front, radiator, door to:



Kitchen
3.52m (11'6") x 3.38m (11'1")
Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink with single drainer, plumbing for washing machine, space for fridge/freezer, electric point for cooker, double glazed window to rear, radiator, wall mounted boiler.

Bedroom 1
3.63m (11'11") x 2.32m (7'7")
Double glazed window to rear, built-in storage, radiator.

Bedroom 2
3.73m (12'3") x 1.77m (5'10")
Double glazed window to front, radiator.

Shower Room
Fitted with three piece suite comprising shower area with fitted electric shower, pedestal wash hand basin, and WC, part tiled walls, electric fan heater, extractor fan, obscure double glazed window to side.

Second Floor

Flat 3

Landing
Door to:

Lounge
3.72m (12'2") x 3.49m (11'5") max
Double glazed window to front,

Kitchen
3.72m (12'2") x 1.46m (4'10")
Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink with single drainer, plumbing for washing machine, space for fridge/freezer, electric point for cooker.

Bedroom
3.69m (12'1") x 3.18m (10'5")
Double glazed window to rear, built-in storage.

Shower Room
Fitted with three piece suite comprising shower area with fitted electric shower, pedestal wash hand basin, and WC, part tiled walls, electric fan heater, extractor fan.

