



2 bed terraced house to buy in

Kemp Street, Fleetwood, Lancashire, FY7 6DY

£75,000 Starting Bid

 x 2  x 1  x 2

Tenure

Freehold

On Street parking

Property features

- ✓ Being Sold via Secure Sale online bidding. Terms and Conditions
- ✓ Tenant In Situ
- ✓ Two Double Bedrooms
- ✓ Two Reception Rooms
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: ADSL copper wire
- ✓ Mobile signal: Good

Description

Welcome to Kemp Street, Fleetwood - a mid-terrace house.

This property boasts two reception rooms, perfect for entertaining guests or simply relaxing. With two cosy bedrooms, there's ample space for a small family or guests to stay over.

The property features include a good size kitchen along with a bathroom. Additionally, the cellar provides extra storage space or could be transformed into a unique feature of the house - the possibilities are endless!

Currently occupied by a tenant, this house presents an excellent investment opportunity for those looking to expand their property portfolio

Located in the heart of Fleetwood, this property offers a convenient and vibrant lifestyle. Whether you're looking for a home or an investment opportunity, this mid-terrace house on Kemp Street is sure to capture your imagination.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £75,000

Property Type: Terraced House

Parking: On Street

Construction materials: Brick and block

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good

Front Of Property

Access into hallway from main street

Inner Hallway

Access to lower level rooms which include the lounge and the second reception room

Lounge

Good size living area with a double glazed window to the front. the room also has the benefit of gas central heating and an open gas fire. French door give access to

Reception Room

The reception room offers good space with an open gas fire along with a double glazed window looking out to the rear of the property. In this room you also have access to the kitchen and the cellar.

Kitchen

Good sized room with wall and base units and decent worktop space. The kitchen has room for a freestanding gas cooker and has plumbing for a washing machine. The kitchen also has a double glazed window to the rear and access door to the rear garden.

Bedroom 1

Large double bedroom located at the front of the house which offers good storage space and comes with a double glazed window and gas central heating.

Bedroom 2

Another double room with storage space gas central heating and a double glazed window to the rear of the property.

Bathroom

Three piece bathroom suite which includes a walk in electric shower a low flush WC and mixer tap wash hand basin. The room is partly tiles and has an opaque double glazed window.


Cellar

Accessed through the reception room.

Rear Garden

Easy to maintain large rear garden which is concreted through out and has an access gate to the rear alleyway.



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		86
(69-80) C		
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC 

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

1A Brackenthwaite, Leicester, Leicestershire, LE4 7GA, <https://laxmanrealestate.com/contact>

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