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Test estate agents

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Heron Way, Blackpool, FY3 8FB



Asking Price: £340,000



SUPERB FIVE BEDROOM DETACHED HOUSE WITH GARAGE, Modern Open Plan Kitchen/Dining Area, Lounge, Study, Five Good Size Bedrooms, Large Rear Garden

Entrance Hall

Entrance door to front, radiator, cornice ceiling, porcelain floor tiling.

Ground Floor WC

Double glazed window to front, heated towel rail, floating WC and wash hand basin, porcelain floor tiling.

Lounge - 15'0" (4.57m) x 14'0" (4.27m)

Double glazed French doors to rear, designer radiator, feature fireplace with living flame gas fire, television and telephone points, wall lighting, cornice ceiling, solid wood flooring.

Dining/Family Room - 14'3" (4.34m) x 12'5" (3.78m)

Double glazed window to front, radiator, built-in wood burner, television and telephone points, cornice ceiling, porcelain floor tiling.

Kitchen - 12'0" (3.66m) x 11'3" (3.43m)

Double glazed French doors to rear, double glazed window to side, designer radiator, luxury fitted kitchen with a good range of wall and base units with ample granite work surface over, `Blanco` designer sink unit with mixer tap, space for

Property Details

Price: £340,000

Bedrooms: 5

Location: Heron Way

Property Features

Superb Five Bedroom Detached Family House

Open Plan Kitchen/Dining Area, Study, Utility Room, Large Rear Garden, Driveway & Garage





cooker, chimney style extractor hood over, integrated dish washer, television point, coved ceiling, spot lighting, complementary ceramic floor tiling.

Utility Area - 6'2" (1.88m) x 5'9" (1.75m)

Double glazed window to rear, wall units, granite work surface, plumbing for washing machine, space for fridge/freezer with plumbing for water supply to fridge, complementary ceramic floor tiling.

Study - 18'4" (5.59m) x 8'1" (2.46m)

Double glazed window to front, radiator, television and telephone points, coved ceiling, solid wood flooring

Inner Hall

Stairs leading to first floor, storage cupboard, carpet.

Landing

Access to all first floor rooms, access to loft space, airing cupboard with shelving and storage space, carpet.

Bedroom One - 14'1" (4.29m) x 12'0" (3.66m)

Double glazed window to rear, designer radiator, television point, carpet.

En-Suite Shower Room

Double glazed window to rear, heated towel rail, modern suite comprising: Shower cubicle with built-in shower, WC and pedestal wash hand basin, extractor fan, complementary wall and floor tiling.

Bedroom Two - 13'10" (4.22m) Max x 11'4" (3.45m)

Double glazed window to rear, radiator, television point, carpet.

Bedroom Three - 12'2" (3.71m) x 11'7" (3.53m)

Double glazed window to front, radiator, carpet.

Bedroom Four - 10'6" (3.2m) Max x 10'1" (3.07m)

Double glazed window to front, radiator, carpet.

Bedroom Five - 11'2" (3.4m) x 10'0" (3.05m)

Double glazed window to front, radiator, fitted wardrobe, carpet.





Bathroom

Double glazed window to side, radiator, modern four piece suite comprising:
Corner bath situated on a raised area, WC, bidet and pedestal wash hand basin,
wall tiling, `Karndean` flooring and carpeted areas.

Shower Room

Heated towel rail, extractor fan, modern shower cubicle with built-in shower,
complementary wall and floor tiling.

Garden

Good size garden with lawn and patio areas, shrub and flower borders, side
access.

Garage

Integral single garage, currently split into two rooms, currently being used for a
gym and storage. This can easily be converted back into a garage.

Driveway

Parking for two cars.

Notice

Please note we have not tested any apparatus, fixtures, fittings, or services.
Interested parties must undertake their own investigation into the working order of
these items. All measurements are approximate and photographs provided for
guidance only.



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