

4 bed detached house to buy in

Oldfield Carr Lane, Lancashire,
Poulton-le-Fylde, Lancashire, FY6 8EN

£800,000 Starting Bid

x 4 x 4 x 4

Tenure

Freehold

Driveway & Garage parking

Property features

- Being sold via Secure Sale online bidding. Terms & Conditions
- Impressive Detached Property
- Double Garage & Ample Parking
- Family Bathroom, Downstairs WC, 2 En-Suites
- EPC Rating C

Key Information

- Council Tax: Band G
- EPC Rating: C
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: FTTP (fibre to the premises)

Arrange a viewing

Abigail Hall
Branch Manager
North West Auction

0191 7371 168
northwest@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

We are delighted to offer this exceptional detached 4 bedroom family home. This property is positioned within a quiet cul-de-sac in a sought after location. Briefly comprising of a glass fronted entrance porch, which opens into a grand hallway with an exposed staircase. The open aspect rising to the first floor gives the home a lovely feeling of light and space. From the hallway the property opens into an expansive kitchen dining room with modern appliances. The bifold doors in this room guide you out into the beautiful rear gardens.

Beyond the kitchen to the front of the property you will find a handy office and downstairs WC. From the kitchen you are also able to access the integral double garage with electric roller door. The main lounge downstairs is dual aspect and is a versatile space. To the first floor the property offers 4 double bedrooms. The master bedroom benefits from stunning views, a walk in wardrobe, and en-suite. There is one more en-suite from bedroom 2 and a Jack and Jill bathroom from bedroom 3 leading into the family bathroom. Externally the front of the property offers ample parking on the driveway along with a double garage, there is also a lawned area with mature plants which a low maintenance. To the rear of the property you will find a beautiful garden which is laid to lawn, enclosed, and offers a good degree of privacy.

This property is in an extremely sought after location in Poulton-Le-Fylde. Whilst offering a quiet position, it is close enough to the town to enjoy the bars, restaurants, shops and everything else Poulton has to offer. The location also benefits from being in the catchment area for the very best public and private schools in the area. There is also the added bonus of being within close reach of the motorway connections, train stations and bus links.

Council Tax Band: G

Tenure: Freehold

Price: Starting Bid £800,000

Property Type: Detached House

Parking: Driveway & Garage

Year built: 1983

Construction materials: Brick and block

Roofing type: Slate tiles

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: Yes

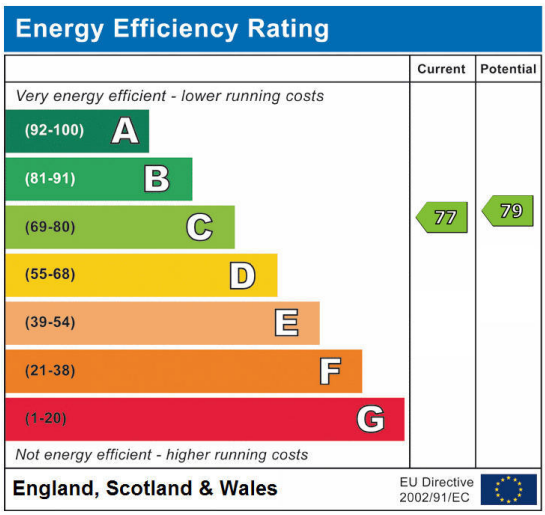
Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTP (fibre to the premises)



Total area: approx. 319.4 sq. metres (3438.0 sq. feet)



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

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