



5 bed detached house to buy in

Common Edge Road, Blackpool,
Blackpool, FY4 5DJ

£325,000 Starting Bid

 x 5  x 3

Tenure

Freehold

Garage parking

Property features

- ✓ Cash Buyers Only
- ✓ Fire Damaged Detached Residence situated on a private lane off Common Edge Road, For Sale by
- ✓ Double Garage, Off Road Parking, Spacious Private Enclosed Garden to the rear featuring wooden decking, laid to lawn, wooden playhouse/storage room, log store

Key Information

- ✓ EPC Rating: C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: None
- ✓ Mobile signal: Good

Arrange a viewing

Abigail Hall
Branch Manager
North West Auction

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

This fire-damaged detached residence presents a unique opportunity for those seeking a substantial family home to renovate and personalise. Situated on a private lane off Common Edge Road, the property is offered for sale by auction and offers generous living accommodation throughout. The layout comprises four double bedrooms, including a principal bedroom with an en-suite, a family bathroom with a four-piece suite, and a versatile study that could serve as a fifth bedroom. The ground floor features well-proportioned reception spaces that would be ideal for family gatherings or entertaining guests. A double garage provides secure parking and additional storage, while the property benefits from off-road parking for multiple vehicles. With its spacious interior and flexible layout, this home offers excellent potential for buyers looking to create their dream property.

Due to the fire damage viewers and buyers should demonstrate caution when walking around the property.

Please note due to the property being uninhabitable the council ta has been suspended.

Tenure: Freehold

Price: Starting Bid £325,000

Property Type: Detached House

Parking: Garage, Off Street

Year built: 1996

Construction materials: Brick and block

Roofing type: Concrete roof 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

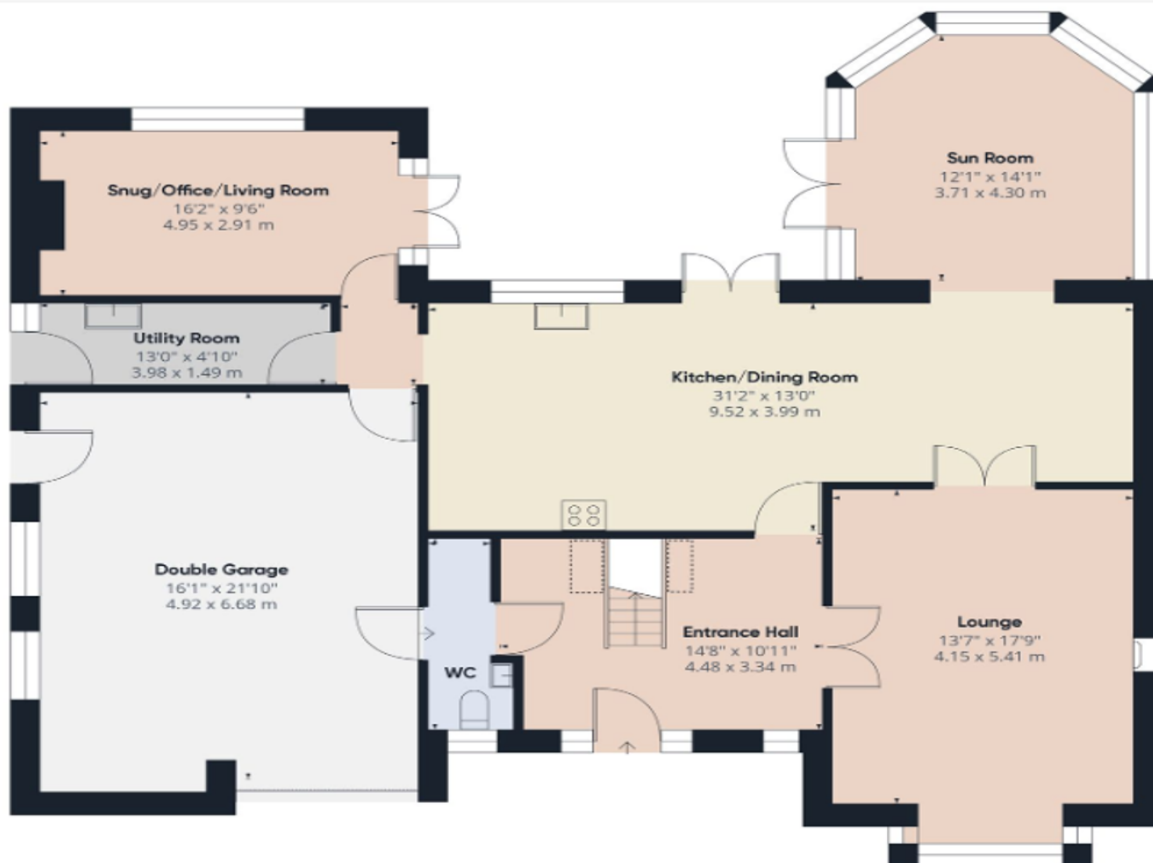
Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: None

Mobile signal coverage: Good



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	74	78
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

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

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