

Grosvenor Waterford
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Delph Drive, Burscough, L40 5BE

The Property Ombudsman

197 Altway, Aintree, Liverpool, L10 6LB
Tel: 0151 526 7638
Email: info@grosvenorwaterford.com

Grosvenor Waterford and Albany Properties are delighted to offer for Sale this two bedroom ground floor apartment within the Heathfields development in Burscough. The accommodation comprises: entrance hall, living room, dining and kitchen area, two double bedrooms and a bathroom. The property benefits from uPVC double glazing and gas central heating and is offered with no ongoing chain. Outside there are communal gardens and private allocated parking. Perfect for a first time buyer, downsizer or investor - viewing recommended.

£140,000







Communal Entrance



intercom access

Internal Entrance Hall



front door, radiator, inset ceiling spotlights

Living Room

uPVC double glazed window, radiator, open to dining room

Dining Room

uPVC double glazed window, radiator, laminate flooring, open to kitchen

Kitchen

modern fitted kitchen with a range of base and wall cabinets with complementary worktops, integrated oven and gas hob with extractor over, laminate flooring, tiled splashbacks, inset ceiling spotlights, uPVC double glazed window

Bedroom 1



uPVC double glazed window, radiator

Bedroom 2



uPVC double glazed window, radiator

- 2 Bedroom Ground Floor Apartment
- uPVC Double Glazing
- EPC Rating C
- Gas Central Heating
- No Chain
- Popular Location

Bathroom



modern white suite comprising; panelled bath, low level w.c., wash hand basin and separate shower cubicle with mains shower, radiator, inset ceiling spotlights, part tiled walls, uPVC double glazed window

Outside



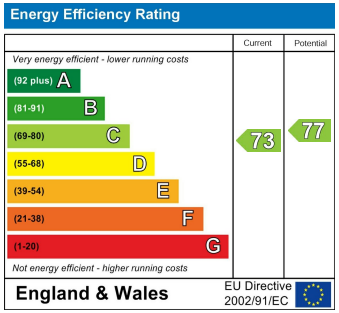
communal gardens and private allocated parking

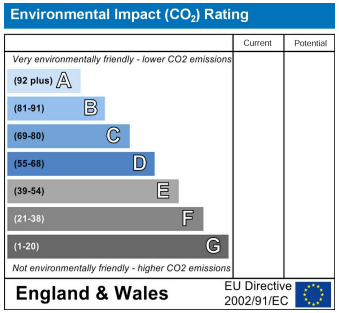
Additional Information

Tenure : Leasehold
Council Tax Band : B
Local Authority : West Lancs

Agents Note

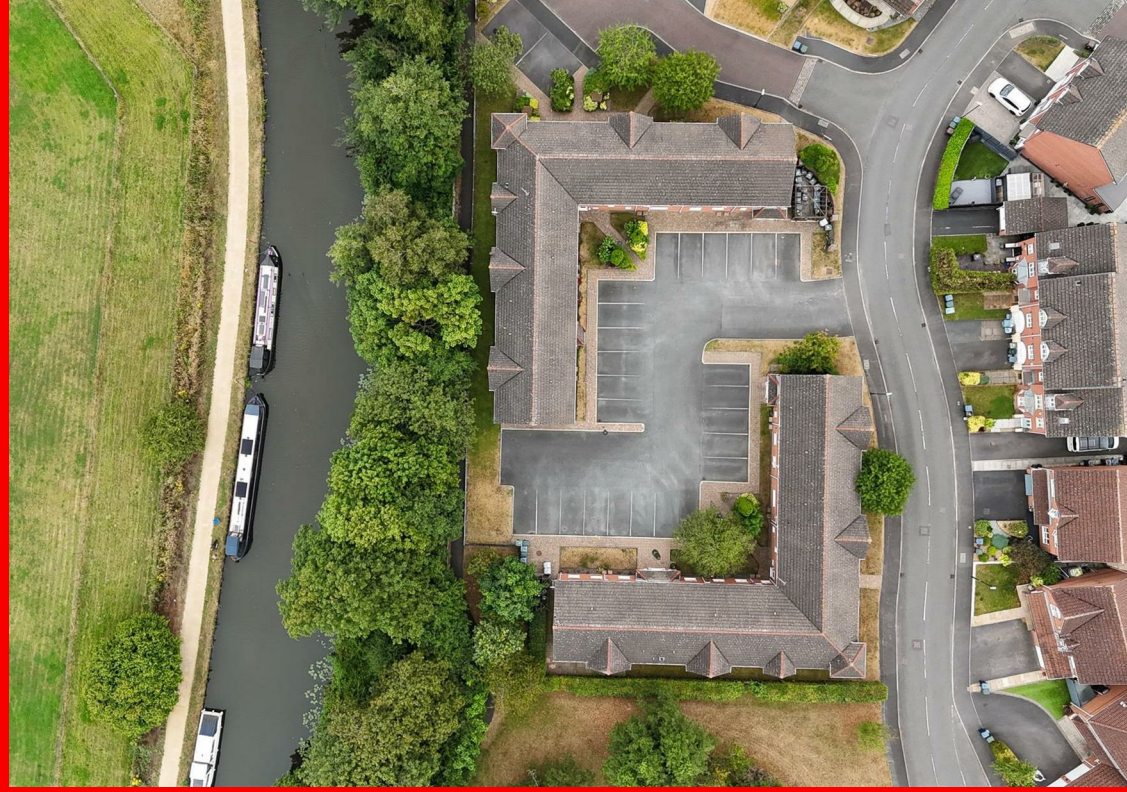
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We are not qualified to verify tenure of the property and have assumed that the information given to us by the Vendor is accurate. Prospective purchasers should always obtain clarification from their own solicitor, or verify the tenure of this property for themselves by visiting www.gov.uk/government/organisations/land-registry.












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