



Flat 4 Lyndale Court, Bold Street, Fleetwood, FY7 6HW
Starting Bid £45,000

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		79
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

- For Sale by Online Auction
- Two Bed Purpose Built Apartment
- NO CHAIN
- Close to Fleetwood Promenade
- Short Walk to the High Street
- Ideal Retirement Apartment
- Convenient for Transport Links
- Garage

Lyndale Court, Bold Street, Fleetwood

For Sale by Online Auction with a Starting Bid of £45,000. T&Cs Apply.

A spacious and purpose built two-bedroom first floor apartment situated in a popular residential location of Fleetwood, close to both the picturesque Esplanade and the main high street with its array of local amenities. There are bus and tram routes close by making all the Fylde Coast and beyond easily accessible. Offering NO CHAIN, accommodation briefly offers; hallway, spacious lounge, kitchen, TWO DOUBLE BEDROOMS and a shower room. There is also a garage.

The property has been priced to sell and is the ideal retirement apartment as well as first time buy. Viewings are available either in person or via our 360 virtual tour.

HALLWAY

6' 3" x 5' 1" (1.91m x 1.55m)

LOUNGE

17' 4" x 12' 7" (5.28m x 3.84m)

KITCHEN

5' 10" x 12' 5" (1.78m x 3.78m)

BEDROOM ONE

12' 6" x 9' 5" (3.81m x 2.87m)

BEDROOM TWO

10' 10" x 9' 10" (3.3m x 3m)

BATHROOM

5' 10" x 5' 1" (1.78m x 1.55m)

GARAGE

TENURE

The property is **Leasehold**

COUNCIL TAX

Band **"B"**

BROADBAND

We are advised that the property can obtain Fibre to the Premises (FTTP)

MOBILE DATA

We are advised that you are likely to have mobile coverage.

We would suggest that you also make your own enquiries as to Mobile Data coverage <https://checker.ofcom.org.uk/en-gb/mobile-coverage>



Lyndale Court, Bold Street, Fleetwood

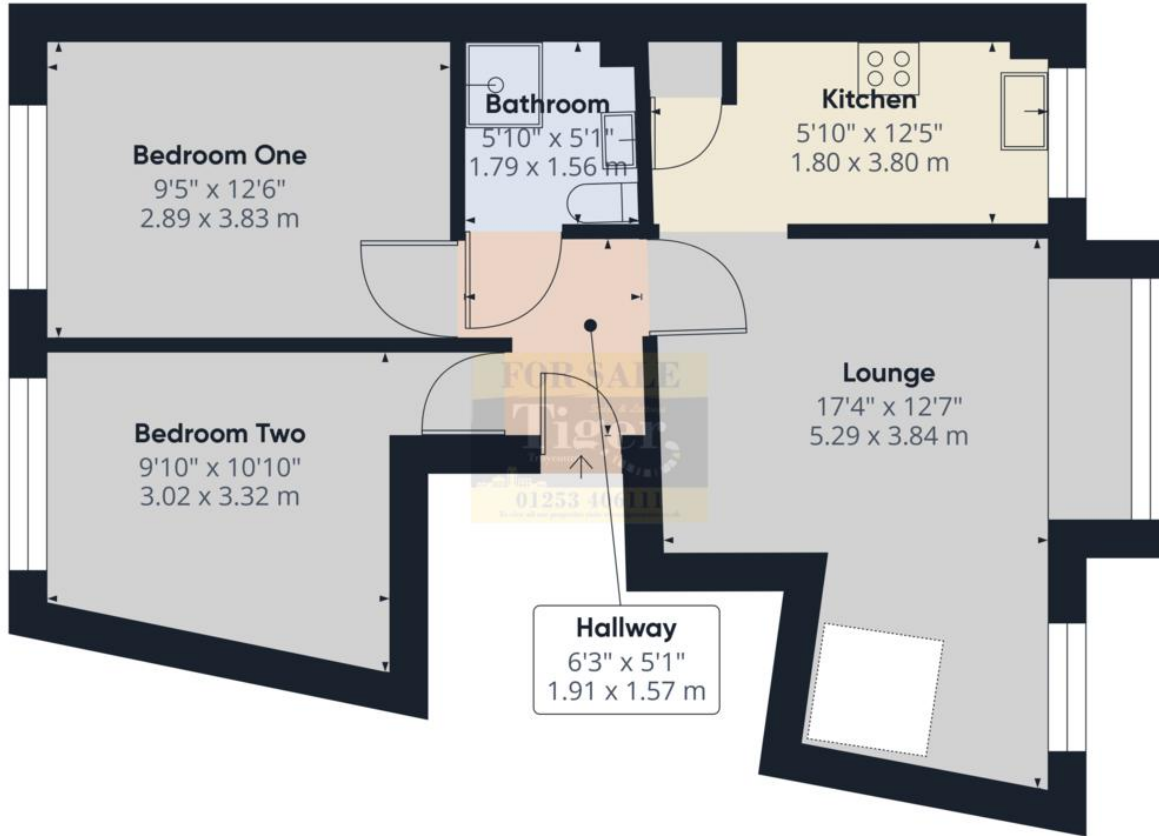
PLEASE NOTE

These particulars are believed to be correct but in no way is their accuracy guaranteed and they do not form part of any contract and neither do Tiger Sales & Lettings or the vendors accept any responsibility in respect of these particulars and any prospective purchaser must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate and for illustrative purposes only. Floor Plans are included as a service to our customers and is intended as a GUIDE TO LAYOUT ONLY. Digital images are reproduced for general information only and must not be inferred that any item shown is included for sale with the property. We have been unable to confirm if services / items in the property are in full working order. The property is offered for sale on this basis. Prospective purchasers are advised to seek expert advice where appropriate. We are only verbally informed by the vendor of the stated tenure details, therefore we advise any prospective purchaser to confirm the tenure details with their solicitor / legal representative.

08/11/2024



Lyndale Court, Bold Street, Fleetwood



Approximate total area¹⁾
539.49 ft²
50.12 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only. Calculations are based on RICS IPMS 3C standard.

GIRAFFE 360