

**£105,000**

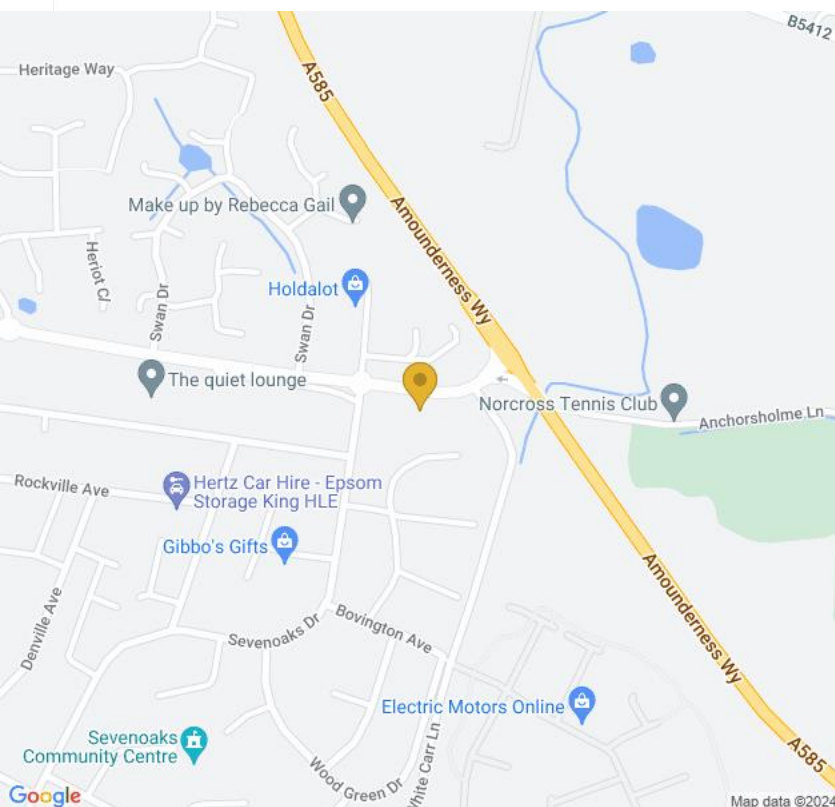
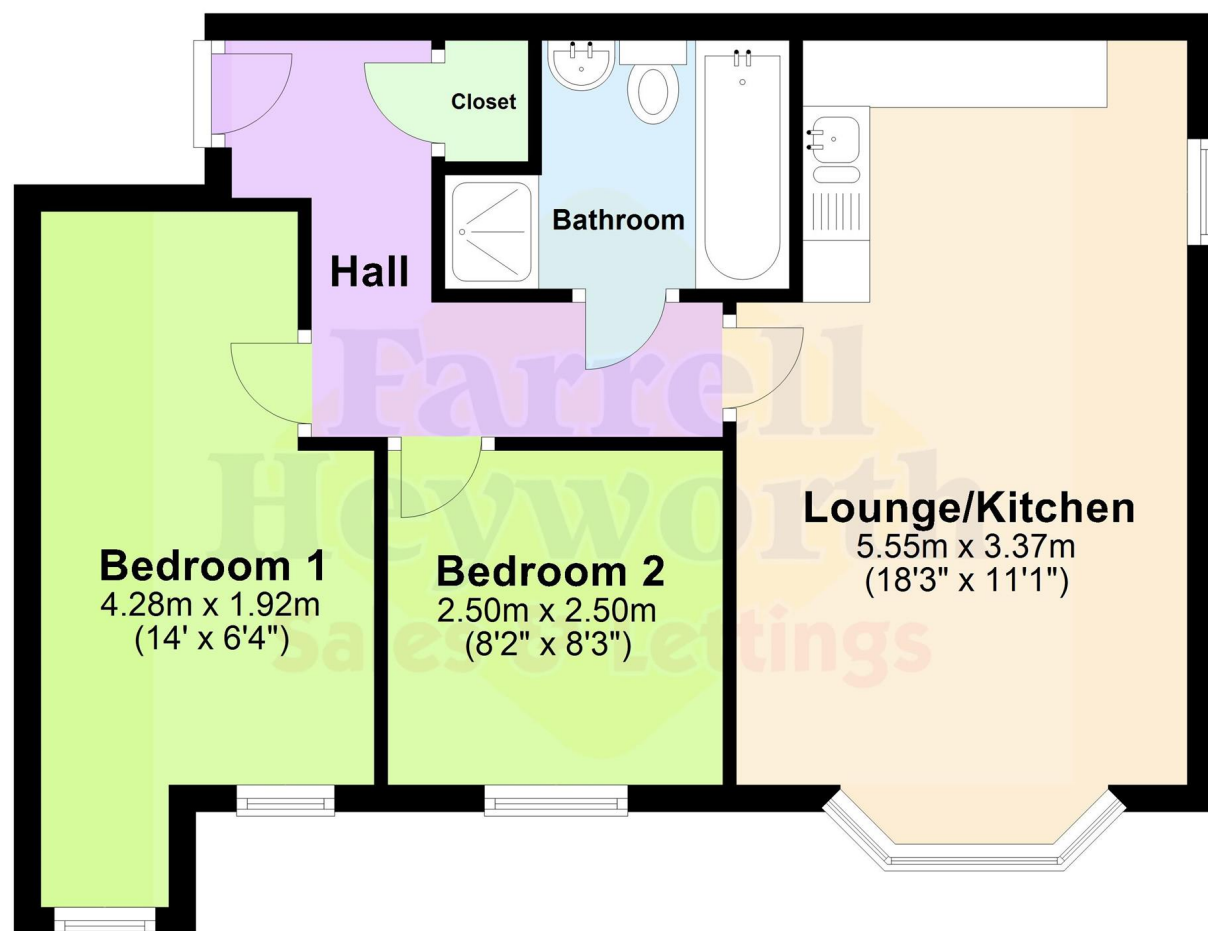
Rosebank, Thornton  
Cleveleys FY5



- **\*\*VIRTUAL VIEWING AVAILABLE. CLICK ON THE VIDEO TOUR ABOVE\*\***
- **Option To Purchase With Tenant In Situ With 7% Yield**
- **Bright, Well Presented Two Bedroom First Floor Apartment**
- **Open Plan Lounge/Fitted Kitchen, Four Piece Bathroom Suite**
- **Two Generous Bedrooms, Allocated Parking, Communal Gardens**

**EPC C**

[www.farrellheyworth.co.uk](http://www.farrellheyworth.co.uk)



**Cleveleys  
Landmark House  
5a Cleveleys Avenue FY5 2UH**

**Tel: 01253 858200**

**Email: [cleveleys@farrellheyworth.co.uk](mailto:cleveleys@farrellheyworth.co.uk)**

**<https://www.farrellheyworth.co.uk/cleveleys>**

Company Details - Farrell Heyworth Limited.

Registered Office: Second Floor Office Suite, The Pavillion, Church Street, Lancaster, LA1 1EX

Registered in England No. 3798432

Directors CP Heyworth FNAEA, JF Collins, JR Collins, SW Penny FRICS, JAG Shellcross MNAEA, JA French

Every care has been taken with the preparation of these Particulars but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance to you, we will be pleased to check the information for you. These Particulars do not constitute a contract or part of a contract.

All measurements quoted are approximate and plans are for general guidance and are not to scale. The Fixtures, Fittings & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale.





Tenure: Leasehold  
Leasehold information: Terms: 125 years from 1st January 2005  
Current Ground Rent: £200 Per Annum  
Current Maintenance/Service Charges: £70 Per Month  
Council Tax: Band A



**No sale no fee conveyancing**  
**Dedicated conveyancer**  
**Speedy completions**









