



**£315,000**

Ainsdale Avenue, Rossall  
FY7



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

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- **\*\*VIRTUAL VIEWING AVAILABLE. CLICK ON THE VIDEO TOUR ABOVE\*\***
- **Four Bedroom Extended Detached Home In Desirable Location**
- **Open Plan Lounge & Kitchen, Living Room, Separate Dining Room**
- **Great Location, Close To Local Shops, Schools & Transport Links**
- **Please Call To Avoid Missing Out**

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.

Company Details - Farrell Heyworth Limited.

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

Registered in England No. 3798432

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**EPC C**

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We are pleased to present to the market this stunning, spacious, beautifully appointed four bedroom detached family home providing luxury living and is certainly a credit to the current owners, fitted with excellent specification and quality.

Internally, the accommodation comprises a light and airy entrance hallway, wc, through lounge and wow factor dining/family kitchen with integrated appliances a utility room and a separate dining room.

To the first floor are four bedrooms with en-suite to the master and a family bathroom.

The property has a well maintained rear garden and driveway.

Tenure: Freehold  
Council Tax: Band D









