

**32 Hill Street,  
Blackpool**

**REF: INV805L**

- \* **Investment Property**
- \* **Comprising a 5 Bedroom House**
- \* **South Shore, Blackpool**
- \* **Close to Shops and Amenities**
- \* **3 Storey Mid Terraced Property**
- \* **Offered with Vacant Possession**
- \* **Priced to Sell**
- \* **Excellent Potential**
- \* **Viewing Recommended**



**DESCRIPTION: \*\*FOR SALE BY AUCTION\*\*** On behalf of Pattinson Auctions, Kenricks are pleased to offer this substantial 3 storey mid terraced property for sale.

The property has been refurbished throughout to a high standard and needs to be viewed to be fully appreciated.

**Ground Floor**

Main Entrance leading to:  
Hallway.

Lounge with feature fireplace

Dining Room

Fitted Kitchen with wall and base units & vinyl flooring.

Shower and Toilet.



**First Floor**

2 Bedrooms

Bathroom comprising three piece suite with corner bath with shower over bath, vanity sink unit & toilet. Ceramic tiled floor & UPVC cladding to walls.

**Second Floor**

3 Bedrooms.

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**EXTERIOR:** Yard to the rear.

**AGENTS NOTES:** The property is centrally heated and has double glazing. Sale subject to the fees, terms and conditions of Pattinson Auctions.

**BUSINESS:** The property is offered with vacant possession.

**TENURE:** Freehold.

**STARTING BID:** £85,000

**VIEWING:** By appointment through Kenricks 01253 420420.

