

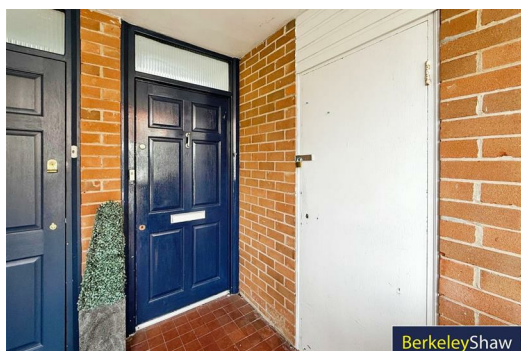


10 Cross Green Close, Formby, L37 4BP

£140,000

NO CHAIN This first-floor 2 double-bedroom flat is located in a prime spot, just a short walk from Formby Village. Offering a fantastic opportunity for those looking to add their own touch, the flat is in need of some updating but boasts a spacious and sunny lounge, perfect for relaxing and entertaining. The neutral bathroom features a full-sized bath, ideal for unwinding after a busy day.

Outside, the communal GARDENS offer a lovely space to enjoy the fresh air, while the property also benefits from a private GARAGE. With shops, train and bus stops all within walking distance, this is a highly convenient location for easy access to transport links and local amenities. Whether you're a first-time buyer or looking for a project, this flat provides a wonderful opportunity to create your ideal home. Don't miss out on this fantastic find!



Hall Stairs

Lounge Diner
12'10" x 19'10" (3.92 x 6.07)

Bathroom
9'10", 68'10" x 5'10" (3,21 x 1.78)

Kitchen
13'5" x 6'10" (4.10 x 2.10)

Bedroom 1
14'11" x 11'10" (4.56 x 3.61)

DOUBLE

Bedroom 2
10'9" x 9'5" (3.29 x 2.89)

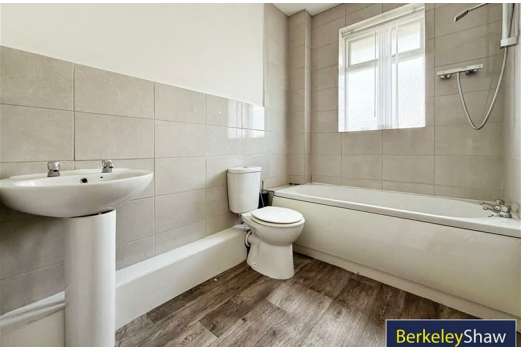
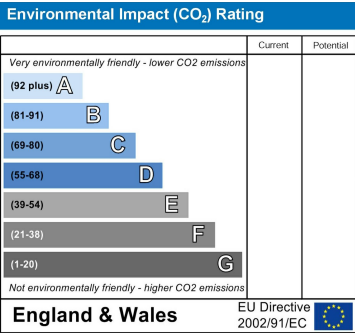
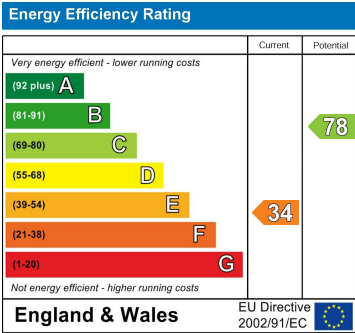
DOUBLE

Garage
SINGLE Black painted up and over door for access.

GROUND FLOOR



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