



# FLEXIAGENT

Market Leading, Independent Estate Agents



**Fairhaven Road**  
Southport, PR9 9UH

**Offers In Excess Of £260,000**

Flexi-Agent is pleased to present this fully renovated, high-standard two-bedroom semi detached bungalow, located in the semi-rural area of Marshside, Southport. Surrounded by a range of local amenities including bars, restaurants, and shops, the property is conveniently situated just off the A565, providing easy access to Southport Town Centre.

The property briefly comprises an entrance porch and hallway, two double bedrooms, and a storage cupboard for added convenience. A modern bathroom, spacious lounge with double doors leading to the rear garden, and a beautifully presented open-plan kitchen/diner, also with rear access, completes the interior.

Externally, the property benefits from driveway parking for multiple vehicles, a detached garage, and a mature, sun-soaked rear garden – perfect for relaxing or entertaining.

Viewings available upon request.

EPC C  
Council tax band C  
Leasehold

Mobile coverage  
EE

## Viewing

Please contact our Flexi Agent Southport Office on 01704 889455 if you wish to arrange a viewing appointment for this property or require further information.

- Two bedroom, Semi Detached Bungalow, circa 965 sqft
- Semi rural location
- Spacious lounge with double doors to the rear
- Nicely presented open plan kitchen / diner
- Modern three piece bathroom
- Utility to the side of the building
- Detached workshop
- Ample driveway parking
- Sun drenched rear garden with a summer house
- Viewings available upon request



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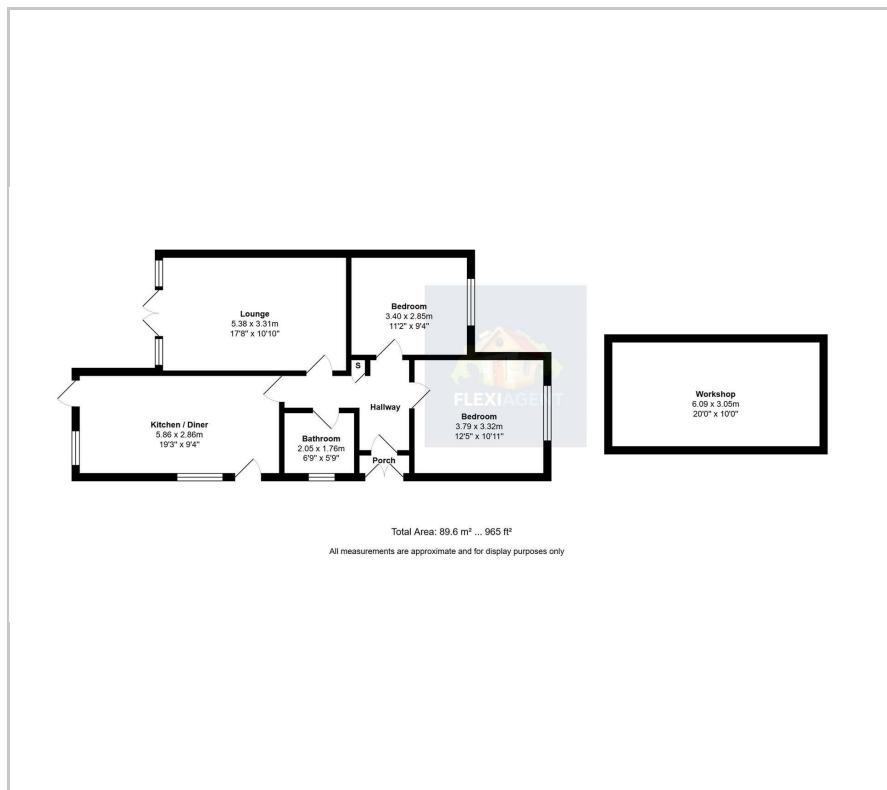


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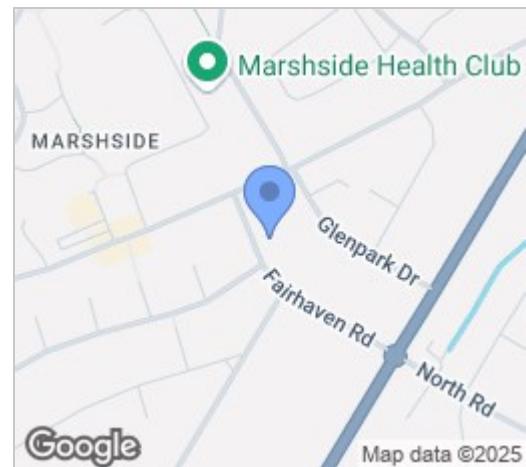


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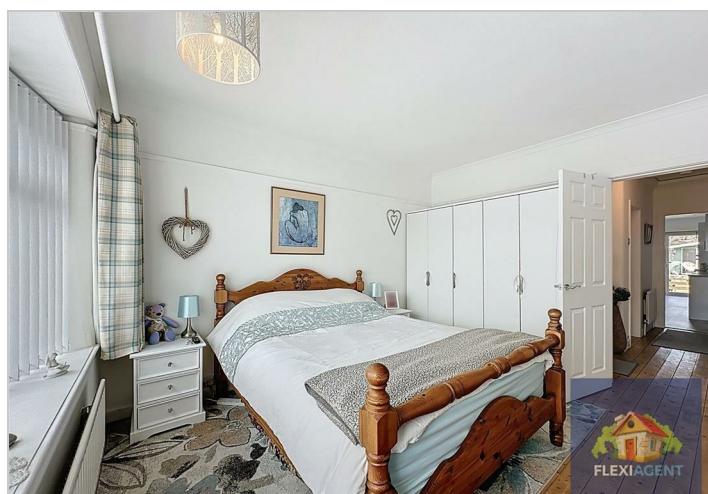
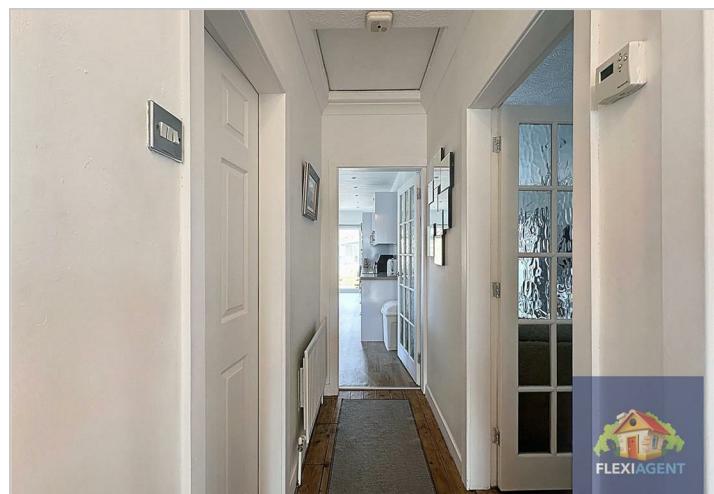
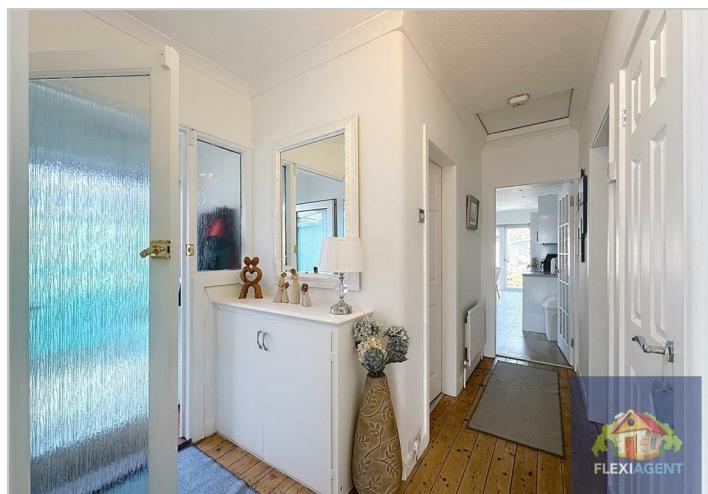
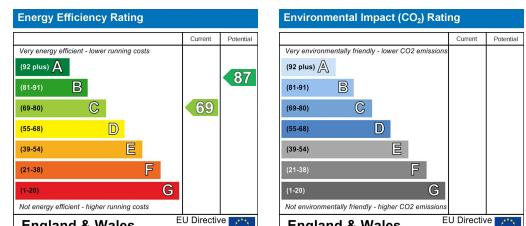
## Floor Plan



## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.