



# FLEXIAGENT

Market Leading, Independent Estate Agents



## Rufford Road

Southport, PR9 8HT

**Offers In Excess Of £190,000**

Flexi Agent are proud to promote this two bedrooms detached true bungalow, situated in a nice residential location, short distance to Churchtown Village & Botanic Gardens as well as great transport links via the A565.

The property briefly comprises; nicely presented kitchen diner, spacious front living room, storage cupboard, two bedrooms & three piece bathroom.

Externally the property offers a front paved driveway parking & to the rear offers a laid to lawn garden and patio area.

Viewings available upon request.

Freehold

Council tax band: C

EPC: E

### 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 bedrooms
- True bungalow
- Circa 696 square foot
- Freehold
- Spacious front living room
- Nicely presented kitchen diner
- Three piece bathroom
- Front drive parking
- Rear sun catching garden
- Viewings available upon request



2



1



1



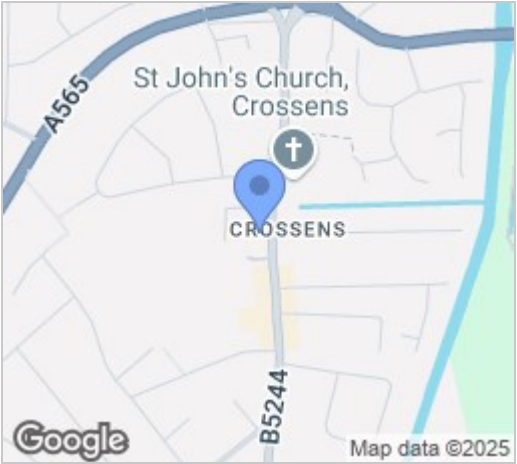
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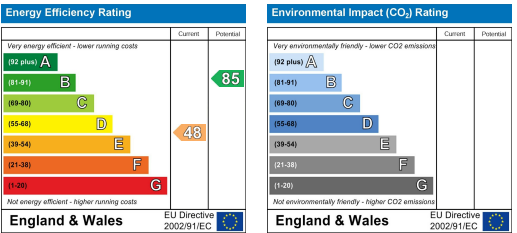
Floor Plan



Area Map



Energy Efficiency Graph



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