

**£600,000**

Pear Tree Close,, Higher  
Wheelton, Chorley PR6

**Farrell  
Heyworth**  
Sales & Lettings



- **\*\*\*\*LAST REMAINING PLOT AVAILABLE\*\*\*\***
- **NEW BUILD Five Bedroom Detached House In Prime Location**
- **Exciting Executive Development Of Just Four Superior Homes**
- **Well Proportioned Accommodation, Varying Size And Design**
- **Easy Access Of Chorley And Motorway.**

**Predicted EPC B**

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MAB 6451

Farrell Heyworth, in conjunction with Pear Tree Homes are delighted to release this highly anticipated development. Set in the ever popular Higher Wheelton, 'Pear Tree Close' offers just 4 luxury properties set in a superb gated development.

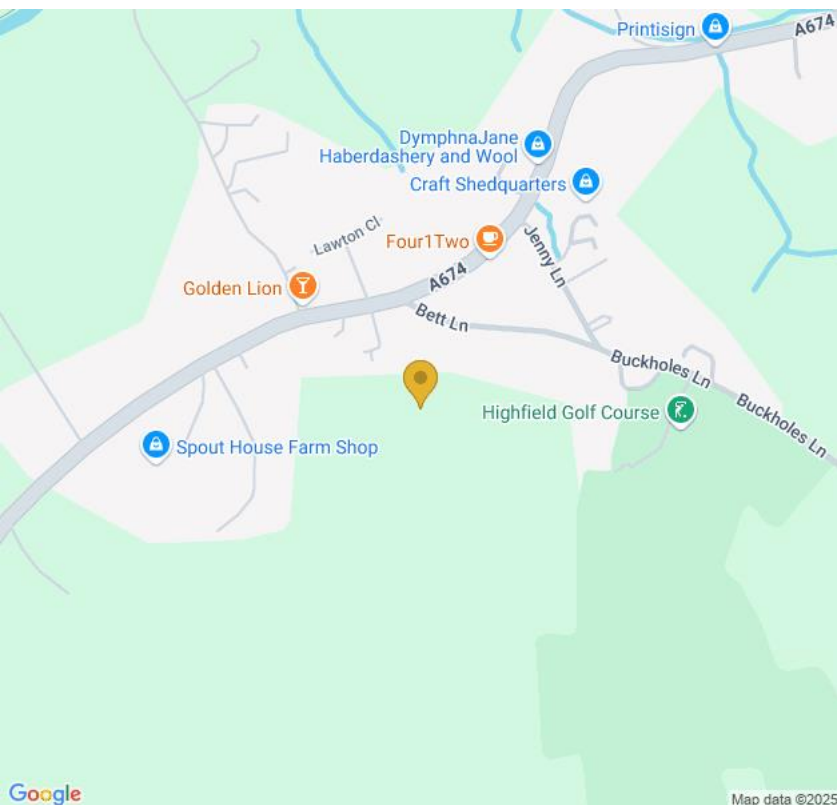
Plot 4 comprises a five bedroom three bathroom detached home with driveway parking and integral garage.

This beautiful family home consists of 'L' shaped welcoming hallway, WC, lounge, open-plan kitchen family-dining area and sun room.

To the first floor there are four double bedrooms. An en suite to the biggest bedroom on this floor and a beautiful four piece family bathroom suite. To the second floor you will find a well-appointed bedroom and further en suite bathroom.

Externally there is driveway parking and an integral garage. Private rear garden offering breath-taking views.

Pear Tree Close is situated in the sought after village of Higher Wheelton, just outside Chorley. The location, nestled amongst rolling countryside and offers a charming semi-rural setting with some of the finest countryside Lancashire has to offer on the doorstep. Excellent access to the local motorway network (Junction 8 of the M61 and Junction 3 M65) ensures an easy commute to Manchester, Preston and Blackburn.



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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.

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