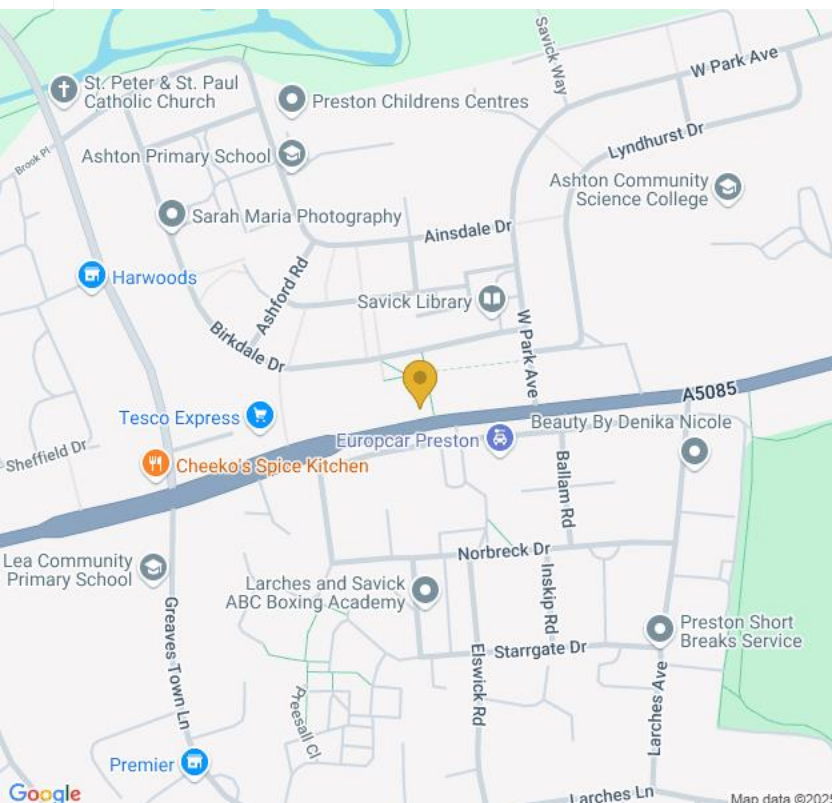


Ground Floor



First Floor



Preston
309 Garstang Road
Preston PR2 9XJ

Tel: 01772 203345

Email: preston@farrellheyworth.co.uk

<https://www.farrellheyworth.co.uk/preston>

Company Details - Farrell Heyworth Limited.

Registered Office: Second Floor Office Suite, The Pavillion, Church Street, Lancaster, LA1 1EX

Registered in England No. 3798432

Directors CP Heyworth FNAEA, JF Collins, JR Collins, SW Penny FRICS, JAG Shellcross MNAEA, JA French

£230,000

Blackpool Road, Ashton On Ribble, Preston PR2

Farrell Heyworth
Sales & Lettings



- ****VIRTUAL VIEWING AVAILABLE CLICK ON THE VIDEO TOUR ABOVE****
- **Great Sized Traditional Semi Detached House**
- **Four Bedrooms, Two Reception & Kitchen Diner**
- **Utility Room, Ground Floor Shower Room**
- **Garage, Driveway Parking, Good Sized Rear Garden.**

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.

EPC E

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A generously proportioned traditional semi-detached house in an ever popular location with an integral garage, additional off road parking to the front and a good sized garden area to the rear.

The central heated and double glazed accommodation briefly comprises of an entrance porch, hallway incorporating breakfast area, cloakroom, lounge, sitting room, kitchen diner, utility room and ground floor shower room.

To the first floor, there are four bedrooms and a modern shower room.

Local amenities include schools, shops and bus routes. Internal inspection comes highly recommended to appreciate the size and layout of accommodation available in this ideal family home.

Tenure: Freehold
Council Tax: Band D



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