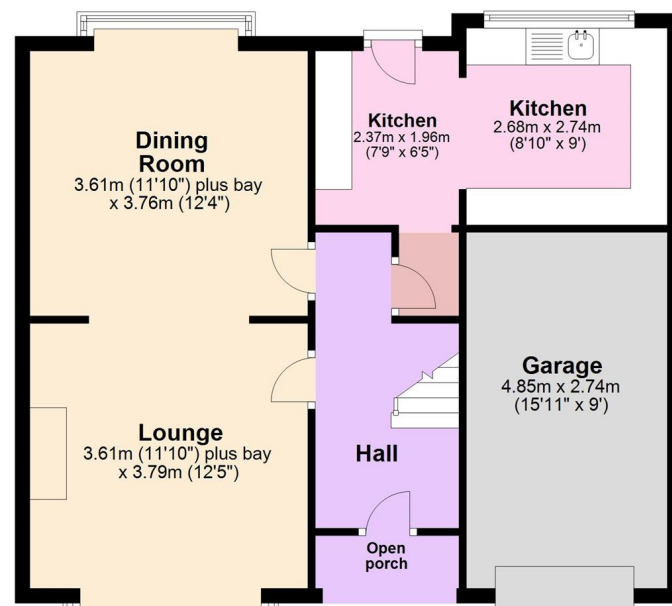
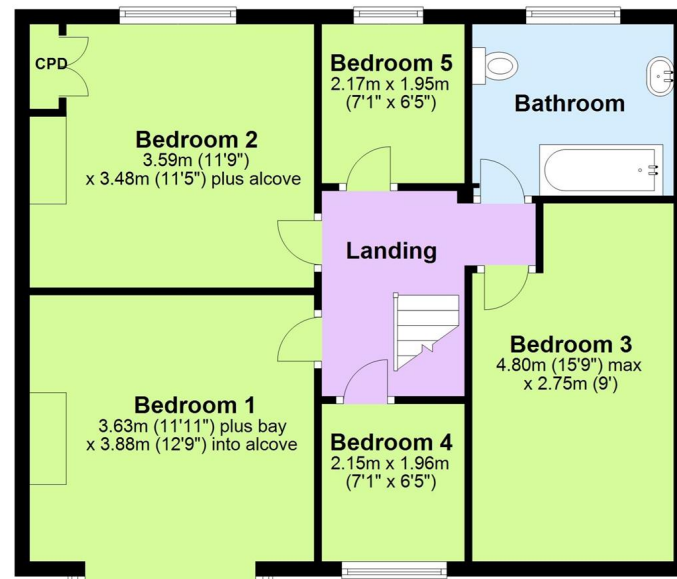


**£290,000**

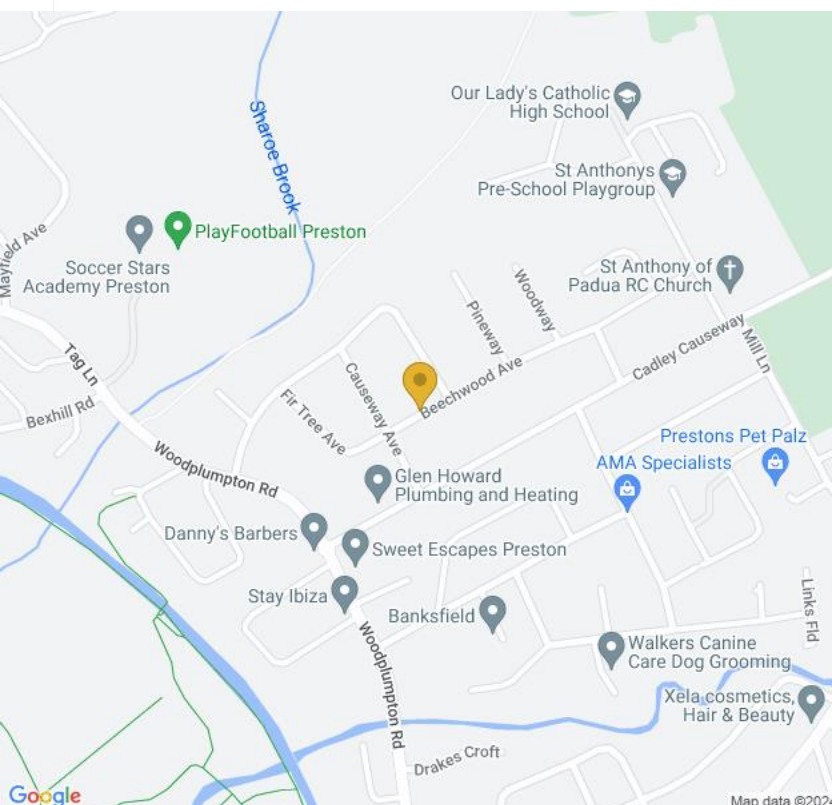
Beechwood Avenue,  
Fulwood, Preston PR2



Ground Floor



First Floor



**Fulwood**  
**309 Garstang Road**  
**Preston PR2 9XJ**

**Tel: 01772 787666**

**Email: [fulwood@farrellheyworth.co.uk](mailto:fulwood@farrellheyworth.co.uk)**  
**<https://www.farrellheyworth.co.uk/fulwood>**



- \*\*VIRTUAL VIEWING AVAILABLE CLICK ON THE VIDEO TOUR ABOVE\*\***
- Great Sized Traditional Semi Detached House**
- FIVE Bedrooms, Lounge Opening To Dining Room, Fitted Kitchen**
- Lovely Family Bathroom, Garage, Enclosed Private Rear Garden**
- Sought After Location, Well Placed For Excellent Amenities**

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.

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

**EPC C**

[www.farrellheyworth.co.uk](http://www.farrellheyworth.co.uk)



Situated just off Cadley Causeway in a sought after residential location, this great sized traditional semi detached house is ideal for the growing family and is within easy access of a wide range of excellent local amenities including schools, shops, bus routes, leisure centre and the Royal Preston Hospital.

Well presented, the property is double glazed, warmed by a gas fired central heating system with accommodation comprising: Porch, hallway, lounge with bay window and a living flame gas fire opening into a good sized dining room, modern fitted kitchen.

To the first floor, there are five bedrooms and a lovely family bathroom.

Externally, there is off road driveway parking providing access to an integral garage with up and over doors to the front and a personal door to the side.

To the rear, there is an enclosed garden that enjoys a good degree of privacy.

Internal inspection comes highly recommended in order to appreciate the size and configuration of accommodation to be found in this excellent home.

Tenure: Freehold  
Council Tax: Band C

