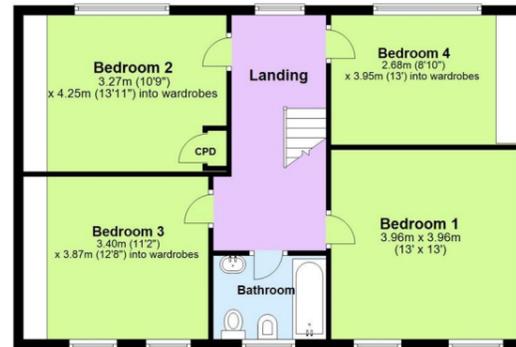


£375,000

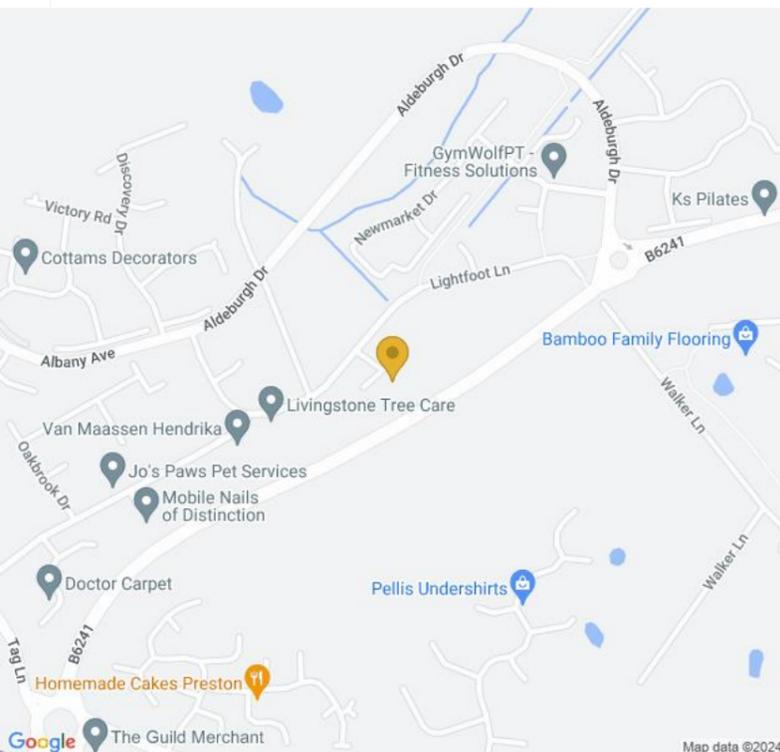
Abbott Croft, Fulwood,
Preston PR4



Ground Floor



First Floor



Fulwood
309 Garstang Road
Preston PR2 9XJ

Tel: 01772 787666

Email: fulwood@farrellheyworth.co.uk
<https://www.farrellheyworth.co.uk/fulwood>



- ****VIRTUAL VIEWING AVAILABLE CLICK ON THE VIDEO TOUR ABOVE****
- **Fabulous Georgian Style Modern Double Fronted Detached House**
- **Select Cul De Sac In Great Location, Generous Private Rear Garden**
- **Four Double Bedrooms, Great Sized Lounge & Separate Dining Room**
- **Conservatory, Four Piece Bathroom, Shower Room, Double Garage**

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 B

www.farrellheyworth.co.uk



Situated within a select close of Georgian style modern detached executive homes, internal inspection is essential in order to appreciate the size and configuration of accommodation to be found inside this generously proportioned property that occupies a great sized plot enjoying a high degree of privacy to the rear.

Impressive sized entrance hallway, shower room, fantastic sized lounge, conservatory, dining room and kitchen. To the first floor, there are four double bedrooms and a four piece family bathroom.

There is a lawned front garden and a block paved driveway with access via double gates to a detached double garage at the rear. There is a generous sized enclosed rear garden with laid to lawn and patio areas together with well stocked borders.

The property is situated in a keenly sought after residential location, well placed for local amenities in Fulwood and the M6/M55 motorway junction at Broughton.

Tenure: Freehold
Council Tax: Band F





