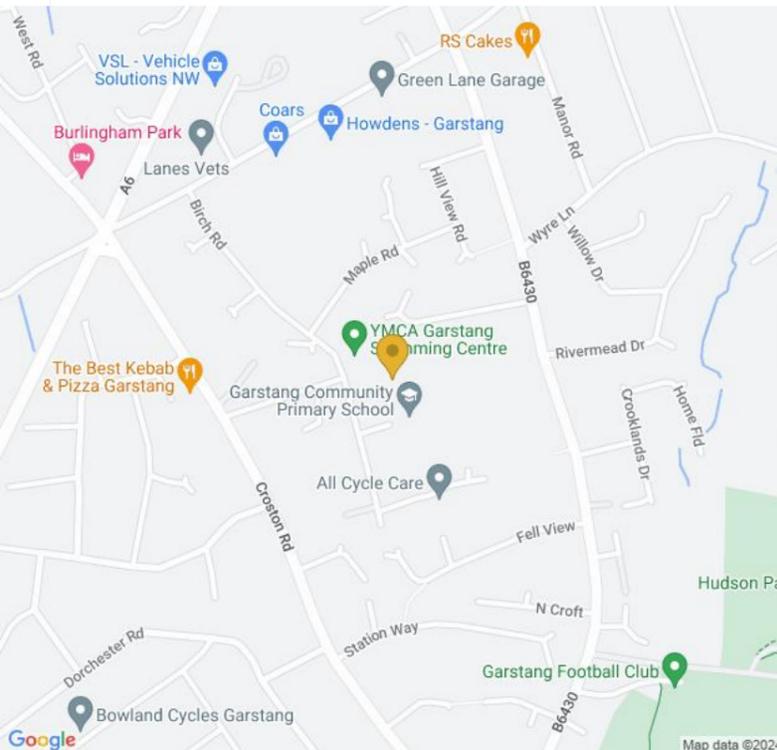
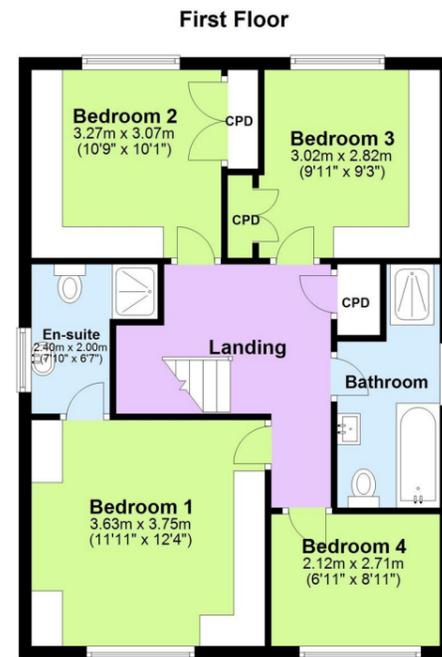
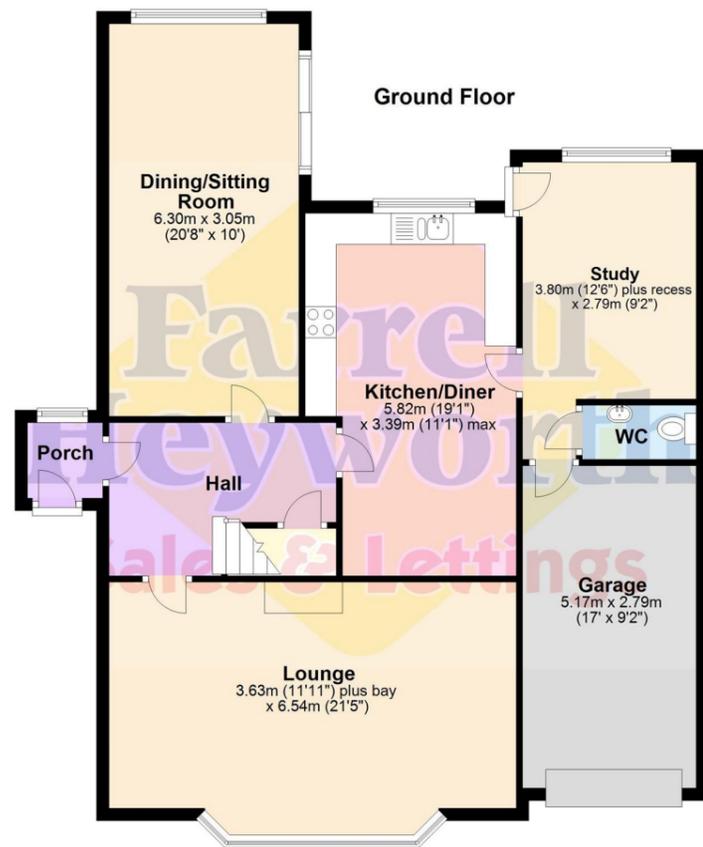


£435,000

Calla Drive, Garstang,
Preston PR3



Garstang
7 The High Street
Garstang PR3 1FA

Tel: 01995 600666

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



- ****VIRTUAL VIEWING AVAILABLE CLICK ON THE VIDEO TOUR ABOVE****
- **Generously Proportioned And Thoughtfully Planned Accommodation**
- **Two Great Sized Reception Rooms, Kitchen Diner And Study**
- **Four Bedrooms, En Suite, Ground Floor WC, Integral Garage**
- **South Facing Rear Garden, Double Width Drive, Select Cul De Sac**

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



Situated just off Lancaster Road in a select cul de sac that adjoins primary school playing fields, this detached house offers generous family sized accommodation only appreciated by internal inspection.

Well maintained and comprising: Porch, hallway, great sized lounge and separate dining/living room, fitted kitchen diner, study and separate ground floor wc. A personal door from the house provides integral access into the garage.

To the first floor, there is a master bedroom with en suite shower room, three further bedrooms and a modern four piece bathroom.

To the front, there is a double width driveway and to the rear, a south facing garden adjoining primary school playing fields.

Garstang town centre and a wide range of excellent amenities is within approximately a quarter of a mile. Well appointed. Highly recommended.

Tenure: Freehold
Council Tax: Band F





