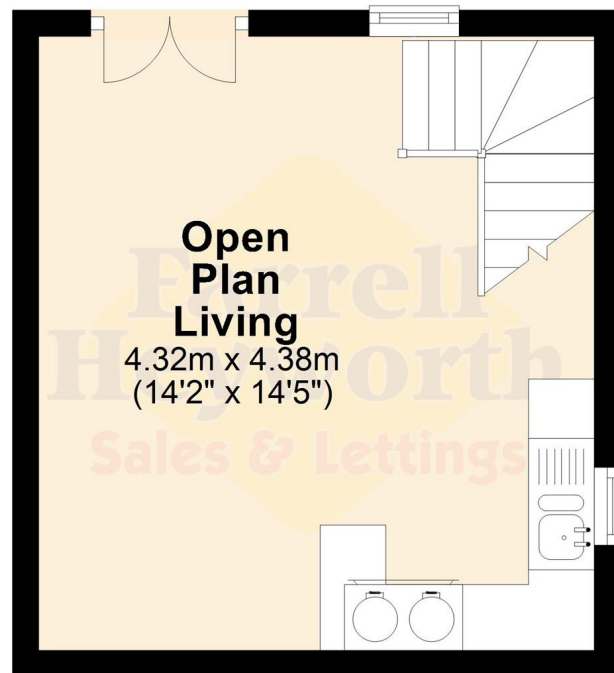
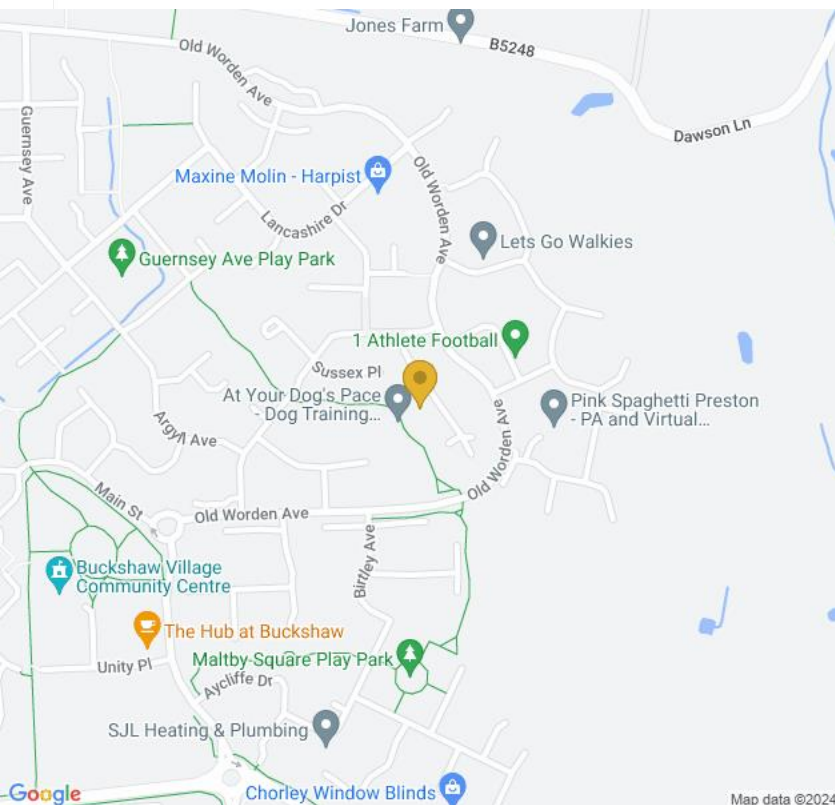


Ground Floor



First Floor



Chorley
13/15 Cleveland Street
Chorley PR7 1BH
Tel: 01257 275231
Email: chorley@farrellheyworth.co.uk
<https://www.farrellheyworth.co.uk/chorley>

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

£84,950

Ayrshire Close, Buckshaw
Village, Chorley PR7

**Farrell
Heyworth**
Sales & Lettings



- ****VIRTUAL VIEWING AVAILABLE. CLICK ON THE VIDEO TOUR ABOVE****
- **A Fantastic First Time Buyer Opportunity on Buckshaw Village**
- **Modern Style Open Plan Duplex Living Arrangement**
- **One Double Bedroom, Shower Room and Allocated Parking**
- **Great Local Amenities on Buckshaw Village**

EPC C

www.farrellheyworth.co.uk



Attention first time buyers, a modern duplex style apartment offering modern open plan living and allocated parking. A great opportunity has arisen to purchase this modern contemporary one bedroom duplex apartment which is a great way to get your foot on the property ladder. Located in a much sought after area of Buckshaw village with a host of amenities, cafes, restaurants and a gym. There is easy access for bus routes, train station and motorway networks including the M6, M61 and M65.

It offers great open living comprising lounge/modern kitchen to the top floor with a Juliette balcony, and to the lower floor is one double bedroom, a modern shower room and hallway. The property is accessed via communal stairs and is situated over the first and second floors. Outside there are communal gardens and an allocated parking space. Call now to arrange your viewing.

Tenure: Leasehold
Leasehold information: Terms: 125 years from 31st January 2007
Current Ground Rent: £120 per annum
Current Maintenance/Service Charges: £165 per calendar month
Council Tax: Band A

