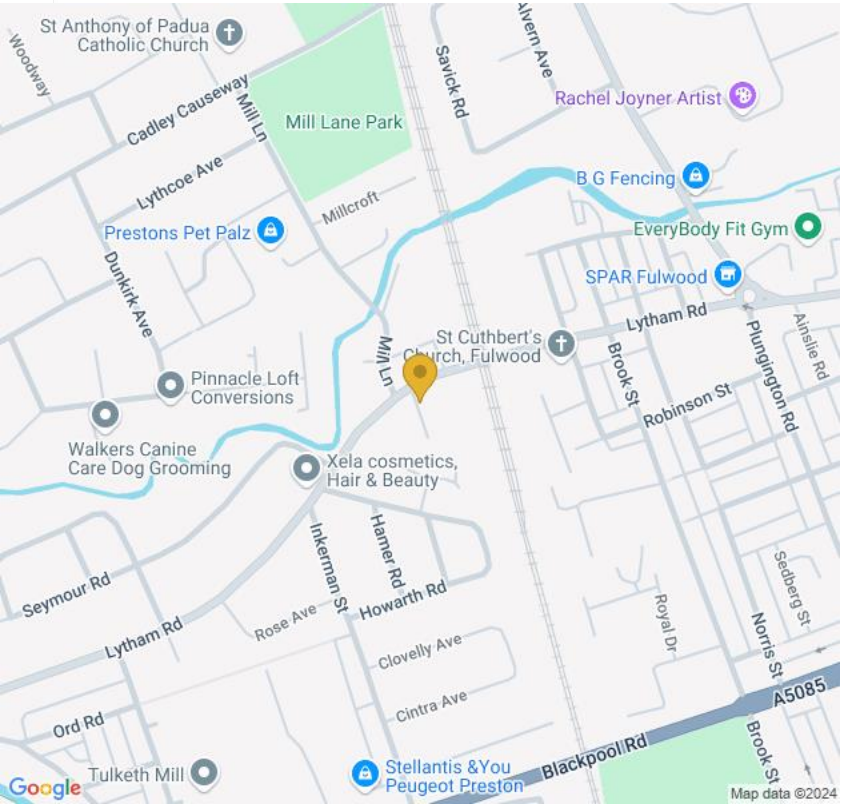


O.O
£240,000

Lytham Road, Fulwood,
Preston PR2



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****
- **Four Bedroom Semi Detached Dormer Style Bungalow**
- **Great Sized Plot, Ever Popular & Convenient Location**
- **Conservatory, Garage & Parking, Excellent Family Accommodation**
- **Internal Inspection Comes Highly Recommended**

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 D

www.farrellheyworth.co.uk



Situated in an ever popular and convenient residential location and well placed for a wide range of excellent local amenities, internal inspection is essential in order to appreciate the deceptive sized living accommodation.

Comprising: Hallway, double bedroom, bathroom, fitted kitchen, conservatory, lounge with bi-folding doors lending access to the seating area and rear garden, further ground floor double bedroom/dining room.

To the first floor, there are two further bedrooms.

The property occupies a great sized plot with driveway, garage and hard standing to the front and an enclosed garden incorporating a lovely raised timber decked seating area to the rear.

Ideal for the growing family. Highly recommended.

Please Note: It is our understanding that the loft conversion may have been undertaken and completed without obtaining planning consent/ building regulation approval and all prospective purchasers should rely upon their own enquiries and investigations as to the permitted and practicable use of this area.

Tenure: Freehold
Council Tax: Band D

