



Nelson Drive
Lea

- **Offered With No Chain**
- **2 Double Bedrooms**
- **2 Bathrooms**
- **Incredible Size Rear Garden**

For Sale £199,950
EPC Rating 'TBC'





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Property Description

This gem of a property offers immense potential for modernization, boasting a generous size and a prime plot.

The two-bedroom bungalow is conveniently located with easy access to nearby amenities, schools, and efficient transportation links to the City Centre, making it ideal for both commuters and families.

As you approach, you'll find a driveway leading to a detached garage, providing ample parking space.

The welcoming entrance hall opens into a spacious living room, which is filled with natural light thanks to its two large windows and features a charming gas fire.

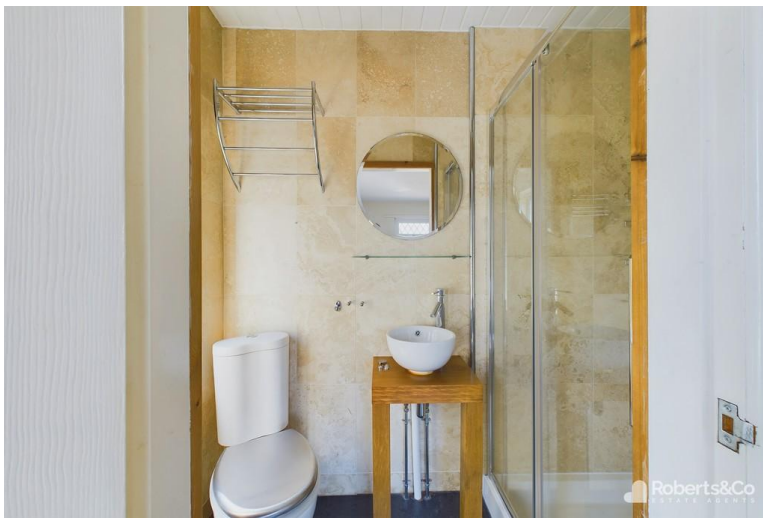
The breakfast kitchen is equipped with a practical breakfast bar, perfect for casual dining. Adjacent to the kitchen is a rear porch that provides additional space and access to the garden.



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Both double bedrooms are generously sized, each with its own bathroom. One bedroom features an ensuite, while the other has access to a shower room.

The highlight of this property is its incredible rear garden, which is of substantial size and offers exceptional privacy. Mature shrubs and trees create a tranquil and secluded outdoor space, perfect for relaxation or entertaining.

This property is a wonderful opportunity for those looking to modernize and create their dream home in a highly desirable location.

PORCH

HALLWAY

LIVING ROOM

14' x 12' 6" (4.27m x 3.81m)

KITCHEN

15' x 10' 9" (4.57m x 3.28m)

BEDROOM ONE

13' x 12' 3" (3.96m x 3.73m)

ENSUITE

3' x 7' 3" (0.91m x 2.21m)

BEDROOM TWO

12' x 9' 4" (3.66m x 2.84m)

SHOWER ROOM

8' 0" x 9' 6" (2.44m x 2.9m)

REAR PORCH

8' x 5' 1" (2.44m x 1.55m)

OUTSIDE



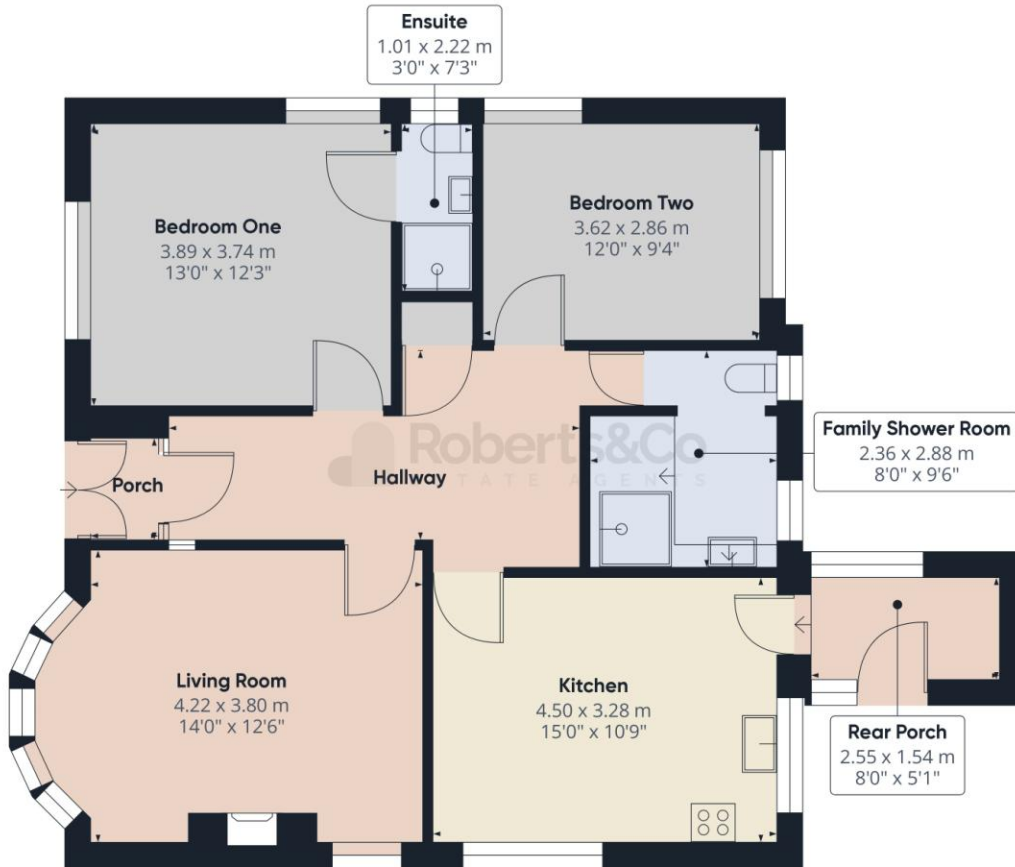
We are informed this property is Council Tax Band D For further information please check the Government Website

Whilst we believe the data within these statements to be accurate, any person(s) intending to place an offer and/or purchase the property should satisfy themselves by inspection in person or by a third party as to the validity and accuracy.



Please call 01772 746100 to arrange a viewing on this property now. Our office hours are 9am-5pm Monday to Friday and 9am-4pm Saturday.





Approximate total area⁽¹⁾

84.55 m²
910.09 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360



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