



Three double bedrooms

Front and rear gardens

Driveway and garage

Walking distance to local amenities.

Downstairs WC

Link detached

Two reception rooms

Set in a much sought after residential area of Longridge



Situated in a highly desirable area on Longridge sits this extended three-bedroom detached property which includes front and rear gardens, a downstairs WC, garage and off-road parking.

On internal inspection to the ground floor the accommodation comprises of an entrance hall, WC, lounge, dining room and kitchen. To the first floor are three double bedrooms and a bathroom suite. Externally, there is an enclosed rear garden with side access and to the front is a driveway allowing off road parking and a garden area. Within walking distance are all amenities situated on Berry Lane and Longridge town centre.

Accommodation

Ground Floor

Entrance Porch

Washroom

Window to side. WC and wash basin. Radiator.

Lounge

Decorative stone fire place. Window to front. Radiator. Stairs to first floor. Under stairs storage.

Kitchen

Window to rear. A range of wall and base units. Electric oven. Built in microwave. Gas hob. Stainless steel sink. Outer door to rear.

Dining Room

Radiator. Sliding patio door to rear garden.

First Floor

Landing

Window to side. Doors to bedrooms and bathroom. Loft hatch.

Bedroom One

Built in wardrobes. Radiator. Window to front.

Bedroom Two

Built in wardrobe. Window to rear. Radiator.

Bedroom Three

Two windows to rear and further window to front. Radiator. Built in storage shelves.

Bathroom

Window to front. Radiator. Bath. Washbasin. WC. Store housing boiler. Tiled walls.

Externally

Rear Garden

Flagged patio area. Artificial grassed area.

Front garden

Flagged area. Grass with mature decorative borders. Drive way to the side leading to garage.

Garage

Up and over door. Plumbed for washer

EPC rating to follow

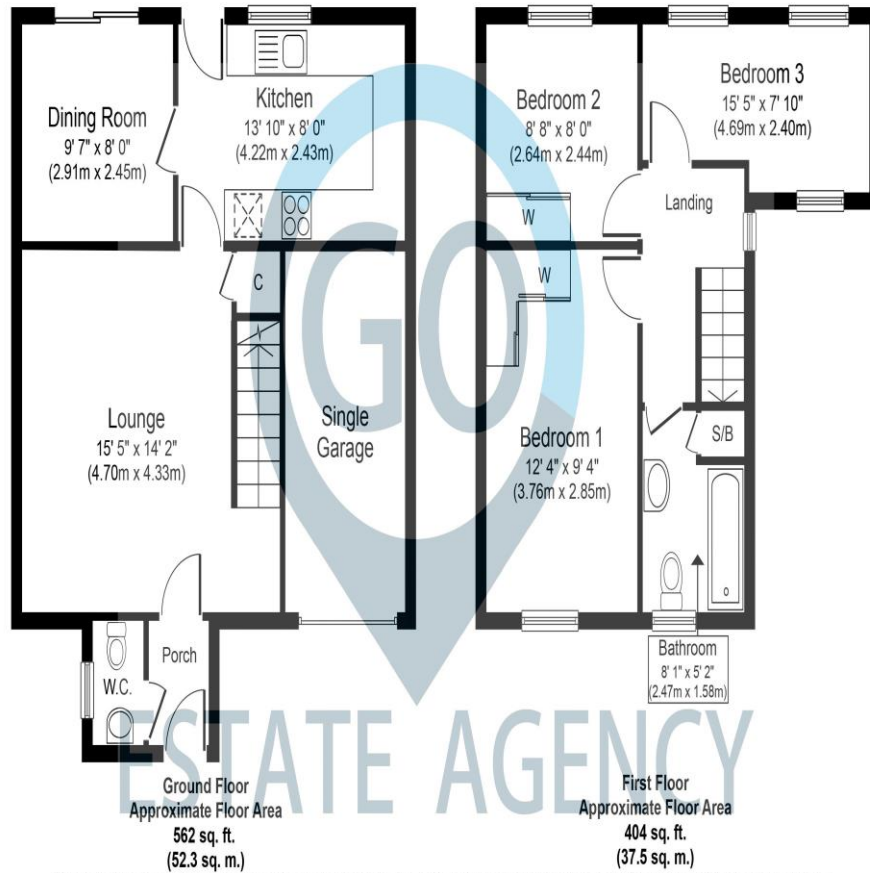
Property tenure Freehold

Council tax band D

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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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