



Planewood Gardens, Lowton, WA3 2BS

***Offers in Excess of
£229,950***

Stone Cross Estate Agents' latest offering: a delightful Four Bedroom End Mews House. Perfectly situated for commuters, this residence boasts seamless access to the A580 East Lancashire Road and nearby motorway networks. Seize the opportunity to step into a well-presented, move-in-ready space featuring a hallway, lounge, kitchen, W/C, four bedrooms, the master benefiting from an ensuite and a bathroom. Outside, relish in the well maintained garden and allocated parking to the front. Experience the ease of Lowton's amenities and shops just a stone's throw away. **Please Contact Us To Arrange A Viewing**

- ***Four Bedrooms***
- ***End Mews***
- ***Three Bathrooms***
- ***Driveway***
- ***Enclosed Rear Garden***

Entrance

Via UPVC double glazed door to the front elevation, ceiling light point and a wall mounted radiator.

Lounge

13' 5" x 16' 7" (4.1m x 5.06m) UPVC double glazed French door to the rear elevation, under stairs storage, two ceiling light points and a wall mounted radiator.

Kitchen

11' 4" x 6' 4" (3.45m x 1.93m) UPVC double glazed window to the front elevation, stainless steel sink unit with a mixer tap, wall base and drawer units, gas hob and extractor, space for a fridge freezer, part tiled walls, ceiling light point, wall mounted radiator and plumbing for a washing machine.

W/C

UPVC double glazed frosted window to the front elevation, ceiling light point, wall mounted radiator, W/C and a wash hand basin.

First Floor

Bedroom Two

13' 6" x 10' 8" (4.11m x 3.25m) Two UPVC double glazed windows to the rear elevation, ceiling light point, wall mounted radiator.

Bedroom Three

6' 7" x 10' 7" (2.01m x 3.23m) UPVC double glazed window to the front elevation, ceiling light point, wall mounted radiator.

Bedroom Four

6' 11" x 6' 7" (2.11m x 2m) UPVC double glazed window to the front elevation, ceiling light point, wall mounted radiator.

Bathroom

5' 10" x 6' 9" (1.78m x 2.06m) UPVC double glazed frosted window to the side elevation, ceiling light point, wall mounted radiator, W/C, bath, part tiled walls and a wash hand basin with a tiled splash back.

Second Floor

Bedroom One

9' 9" x 13' 0" (2.97m x 3.95m) UPVC double glazed window to the front elevation, ceiling light point, wall mounted radiator, integrated wardrobes, loft access and door to ensuite.



Ensuite

6' 6" x 5' 6" (1.99m x 1.68m) Velux window, ceiling light point, wall mounted radiator, W/C, shower cubicle, part tiled walls and a wash hand basin.

Tenure

Freehold

Council Tax

C

Other Information

Water mains or private? Mains

Parking arrangements? Two allocated parking spaces

Flood risk? No

Coal mining issues in the area? No

Broadband how provided? Cable

If there are restrictions on covenants? No

Is the property of standard construction? Yes

Are there any public rights of way? Ginnel is shared with two neighbors for bins

Safety Issues? No



Viewing of this property is strictly by appointment through Stone Cross Estate Agents.

Please note that it is not Stone Cross Estate Agents policy to test any services or appliances, on properties offered for sale. All measurements and floor plans are approximate and for guidance purposes only. No responsibility is taken for any error, omissions or misstatements. A Solicitor must confirm the tenure of this property.