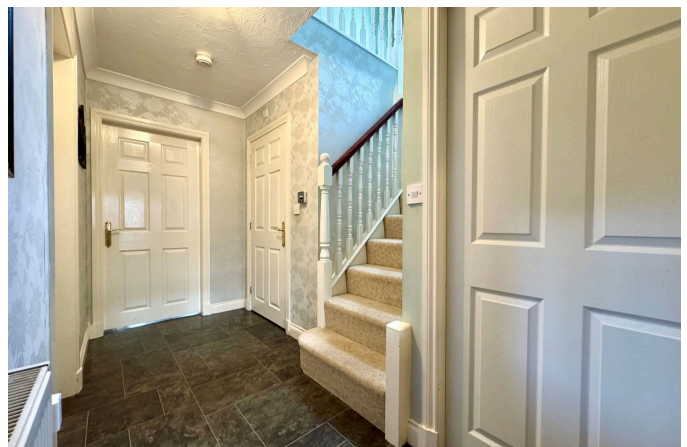


## Brooklawns, Much Hoole, PR4 4RF

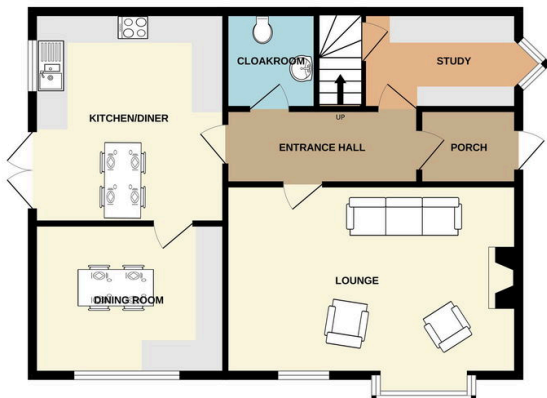
£320,000

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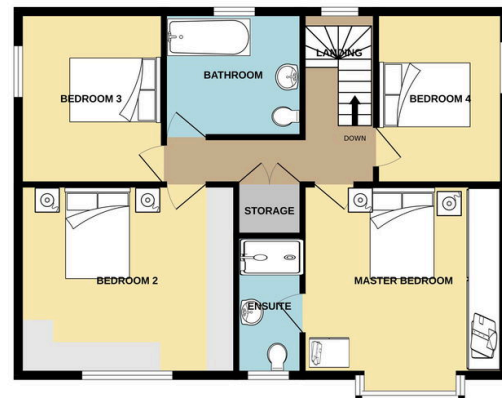


- DETACHED PROPERTY
- TWO RECEPTIONS
- FAMILY BATHROOM, ENSUITE AND DOWNSTAIRS WC
- PRIVATE PARKING
- BEAUTIFUL FIELD VIEWS
- FOUR BEDROOMS
- HOME OFFICE/STUDY
- OPEN PLAN KITCHEN/DINER
- GARAGE
- VIEWING HIGHLY RECOMMENDED

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. 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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Situated on Brooklawns in Much Hoole and close to local amenities and schools, this impressive four bedroom detached property must be viewed. Comprising of, to the ground floor, an entrance porch, hallway, study, spacious lounge, open plan kitchen/diner, dining room/playroom and downstairs cloakroom with WC. To the upper floor are four bedrooms, the master containing an en-suite. Also to first floor is a family bathroom. Externally to the front is a lawn and a tarmac driveway offering private off-road parking and garage. The rear garden has two aspects, one

paved courtyard style garden, the other a lawned area with outbuildings and sun terrace, both offering countryside views. This property is a superb family home and viewing is highly recommended. This property is Freehold. Quote "JB0397"