



**30 Marshalls Brow, Penwortham, PR1 9HY**

**Offers over £300,000**

This detached bungalow offers a unique opportunity for renovation or redevelopment. Set on a generous plot, it comes with outline planning permission to replace the current bungalow with a two-story house and build an additional detached bungalow at the front.

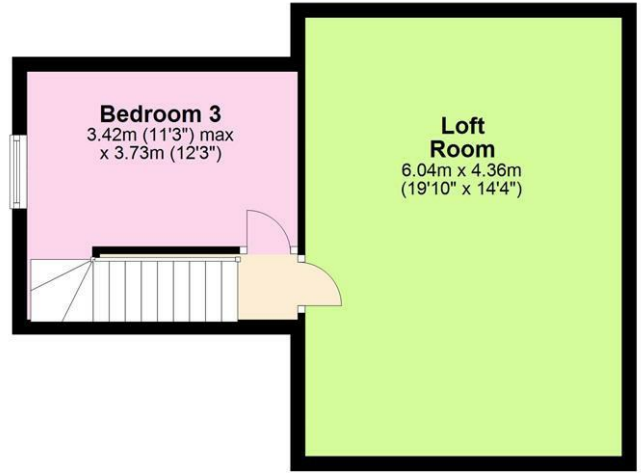
The existing bungalow features a spacious layout, covering approximately 796 sqft on the ground floor. The outline planning permission offers versatility to either build a larger, two-story family home while adding a separate bungalow, maximizing the plot's potential. Located in a desirable area, this property is perfect for buyers looking to invest, expand, or create a multi-generational living space.

# Floor Plan

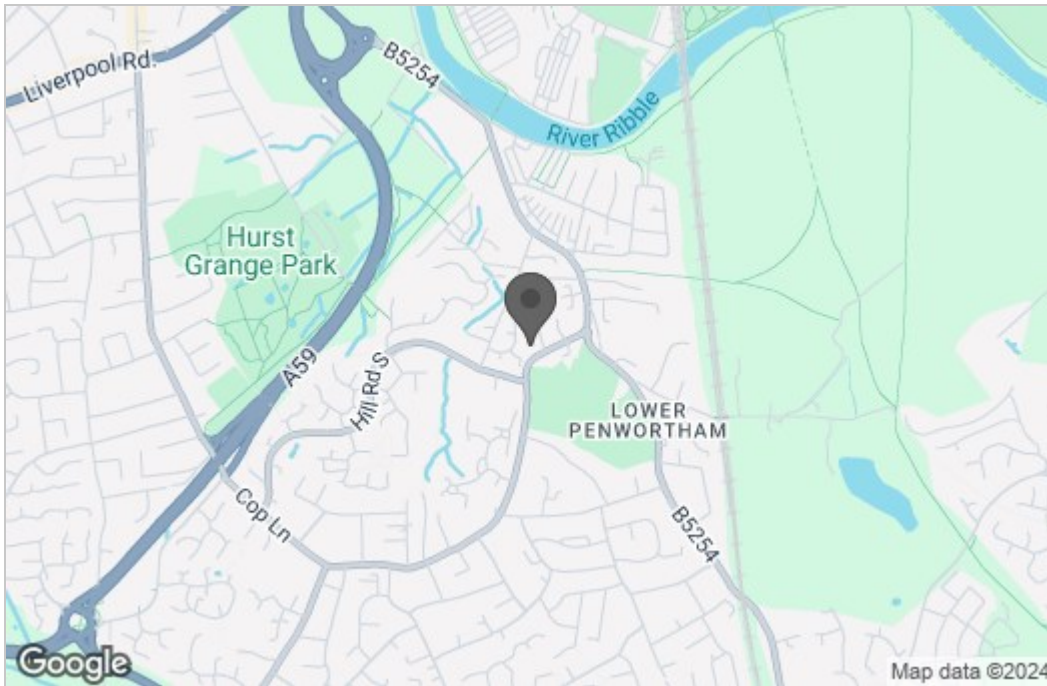
Ground Floor



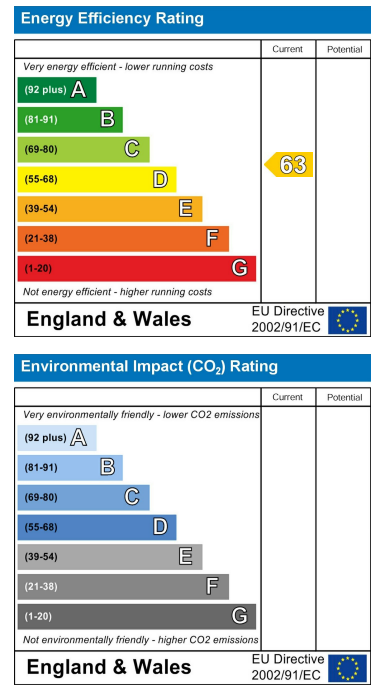
First Floor



# Area Map



# Energy Efficiency Graph



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