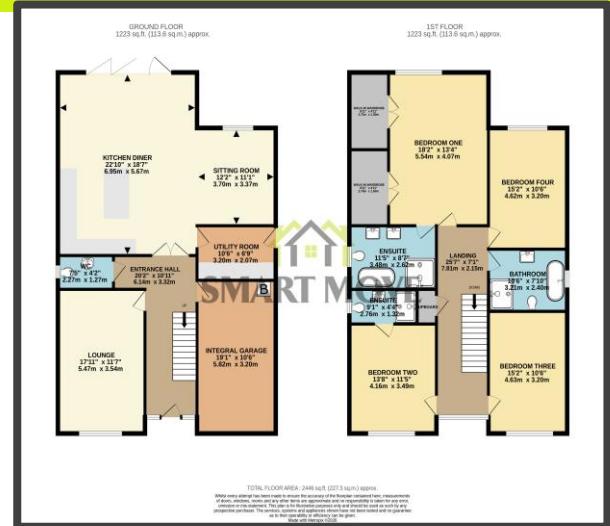


# Chain House Lane, Whitestake



Asking Price **£795,000**



**01772 811899**

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Smart Move are delighted to present to the market the opportunity to reserve off plan a new build detached family home, on the popular location of Chain House Lane in Whitestake. Spanning around 2,500 sq ft, this four bedroom detached home is currently under construction and due for completion Spring 2026, with buyers reserving early able to benefit from crafting the home to your taste and style, with the option to select the kitchen, bathrooms, tiles and flooring, making the property ready for you to move straight into.

The internal layout of the property in brief shall include: entrance hall with staircase to the first floor, ground floor WC, lounge with bay window to the front of the property, integral garage with electric door and well as a side access door, spacious open plan fitted kitchen and sitting area with laundry / utility room off and doors opening to the rear garden, first floor landing with access to a storage cupboard and to the loft space, master bedroom with dressing room and en suite shower room off, bedroom two also has a en suite shower room, bedrooms three and four and the four piece family bathroom completes the accommodation.

Outside the property is off road parking to the front on a resin driveway which shall have a walled front boundary and fencing to the side, as well as gated access to a pathway down the side of the house, for easy access around to the rear. The main garden is located to the rear and shall boast a Indian stone patio area, lawned garden and a fenced perimeter. The total length of the plot is approximately 36m.

**About the Builder:** Specialising in select developments of individual builds, Bella Homes are known for high quality family homes of distinction, with each property crafted to a high specification and sure to evoke envy amongst those lucky enough to have experienced first-hand one of their amazing properties. Award Nominated by the local council for quality of build and design, Bella Homes have created loving family homes in the local area and are fast becoming "The" choice for discerning purchasers yearning for a new build home, without being on a large estate. Every Bella Homes property is specifically designed from inception to completion with longevity and desirability at the forefront, creating a home, not just another house.

**About the Local Area:** Whitestake is a small village in the South Ribble district of Lancashire. It is situated between Farington and New Longton, and is at the boundary of the parishes of Farington, Longton and Penwortham. It falls in what is called the "Western Parishes" area of South Ribble. This property is located on Long Moss Lane and benefits from rural greenbelt views to both the front and rear and is within walking distance of The Farmers Arms pub and Whitestake driving range. New Longton School is also close by and is in high demand.



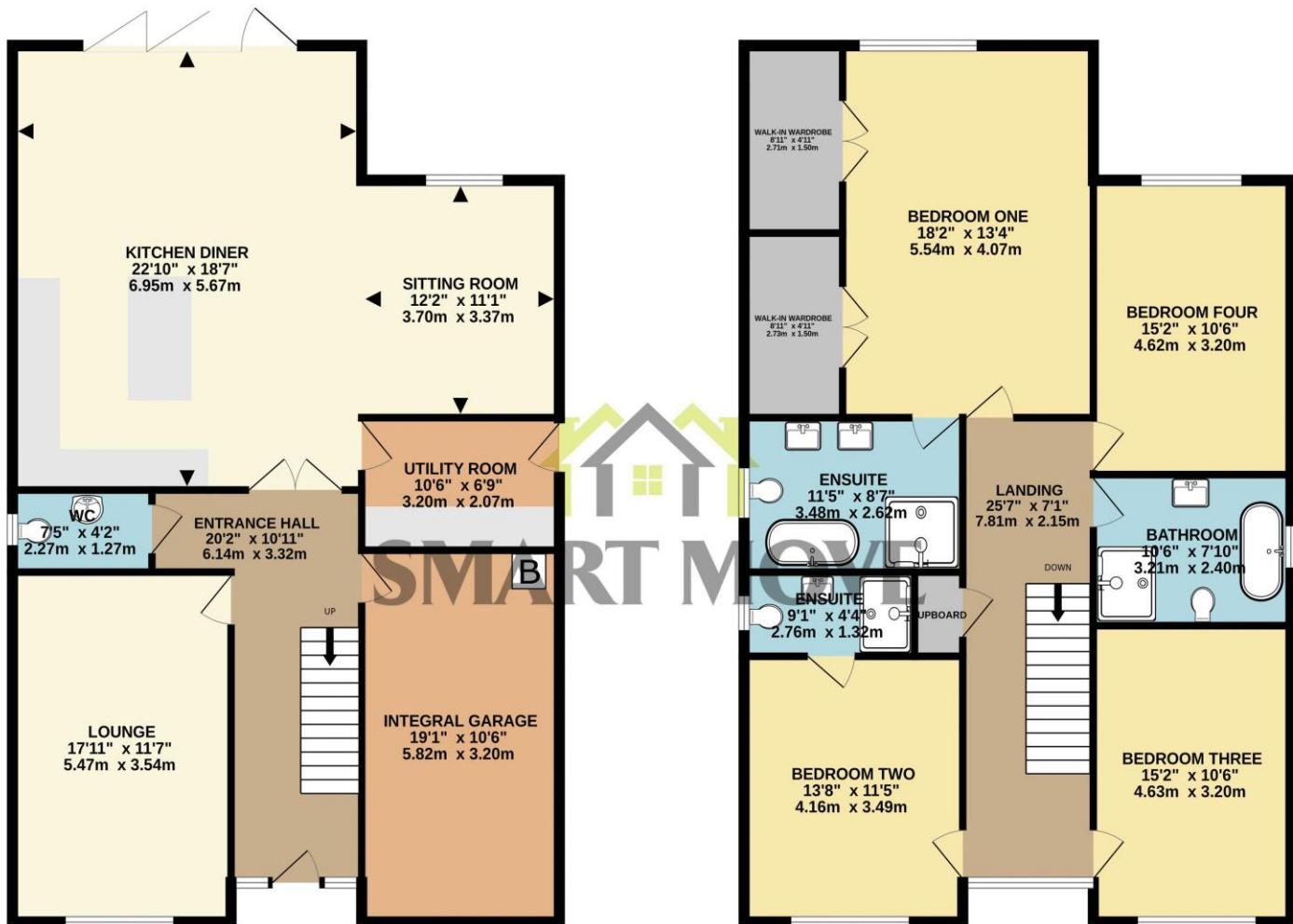


- \* Substantial Detached New Build House
- \* Available to Reserve Off Plan
- \* High Specification Finish with Integrated Appliances & All Floorings Included
- \* Resin Driveway & Integral Garage with Electric Door
- \* Not Overlooked to the Rear
- \* Circa 2,500 sq ft
- \* Under Construction & Estimated Completion Spring 2026
- \* Plot Length circa 36m
- \* Master Bedroom with Dressing Room & En Suite
- \* Site Viewing by Appointment



GROUND FLOOR  
1223 sq.ft. (113.6 sq.m.) approx.

1ST FLOOR  
1223 sq.ft. (113.6 sq.m.) approx.



TOTAL FLOOR AREA: 2446 sq.ft. (227.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items or appliances shown no responsibility is taken for any error, omission or mis-statement. This plan is for advertising 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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MONEY LAUNDERING REGULATIONS 2003 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE PROPERTY MISDESCRIPTIONS ACT 1991 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents.