

GUILDHALL

SALES & LETTINGS



59 Marina Grove

Lostock Hall, Preston, PR5 5SQ

Offers Over £140,000



*** FANTASIC HOME IN SOUGHT AFTER LOCATION ***

Welcome to Marina Grove, Lostock Hall, Preston - a charming 3-bedroom semi-detached house that is sure to capture your heart! Nestled in a popular location, this property offers not just a house, but a home filled with endless potential.

As you step inside, you'll be greeted by a warm and inviting atmosphere that is perfect for creating new memories. The highlight of this lovely home is the conservatory, where you can relax and unwind while enjoying the beauty of your surroundings.

With a garage included, you'll have ample space for parking or storage, making everyday life that much more convenient. Whether you're a first-time buyer, a small family, or someone looking to downsize, this property caters to a variety of needs.



Entrance hallway

Access into kitchen and reception room

Reception room 18'11' x 10'5' (5.77m' x 3.18m')

Double glazed window, central heating radiator, gas fire

Conservatory 12'4' x 10'2' (3.76m' x 3.10m')

Access into rear garden

Kitchen 11'3' x 6'8' (3.43m' x 2.03m')

Double glazed window, central heating radiator, kitchen is fitted with a range of wall and base units with laminate surfaces and tiled splashbacks, stainless steel sink, drainer and mixer tap, oven with a four ring hob, fridge and washing machine.

First floor

Bedroom one 10'11' x 8'0' (3.33m' x 2.44m')

Double glazed window, central heating radiator

Bedroom two 10'11' x 8'0' (3.33m' x 2.44m')

Double glazed window, central heating radiator

Bedroom Three

Double glazed window and a central heating radiator.

Bathroom 6'2' x 4'11' (1.88m' x 1.50m')

Double glazed window, tiled walls, bath, wash basin and toilet

External

Front

Driveway and garden

Rear

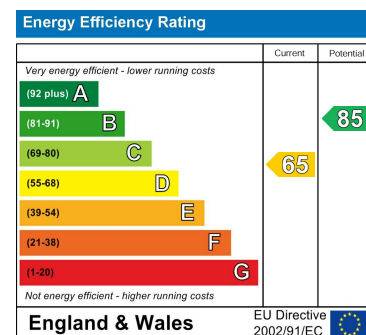
Enclosed rear garden, garden storage box and a timber shed.

Garage

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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