

GUILDHALL

SALES & LETTINGS



11 Ashley Mews

Ashton, Preston, PR2 2DR

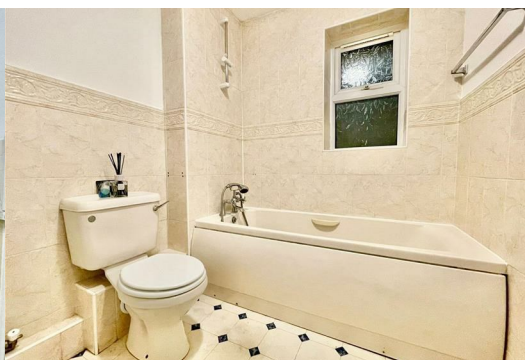
£85,000



****CONTEMPORARY ONE BEDROOMED FIRST FLOOR APARTMENT IN A POPULAR LOCATION****

Boasting contemporary features and neutral decor throughout, this property is being welcomed to the market with no chain delay and is not to be missed! Situated within the popular area of Ashton-On-Ribble, within close proximity to local amenities, commuter links and schools, this property is well suited for first time buyers and internally comprises briefly of an open plan living kitchen area, one spacious bedroom and a three piece family bathroom suite.

Viewings are essential, for further information or to arrange a viewing, please call the team on 01772 769999.



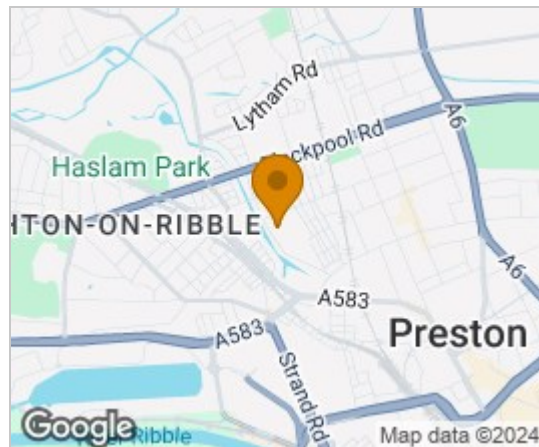
First Floor

Open Plan Living Kitchen Diner 22'11" x 10'2" (7 x 3.1)

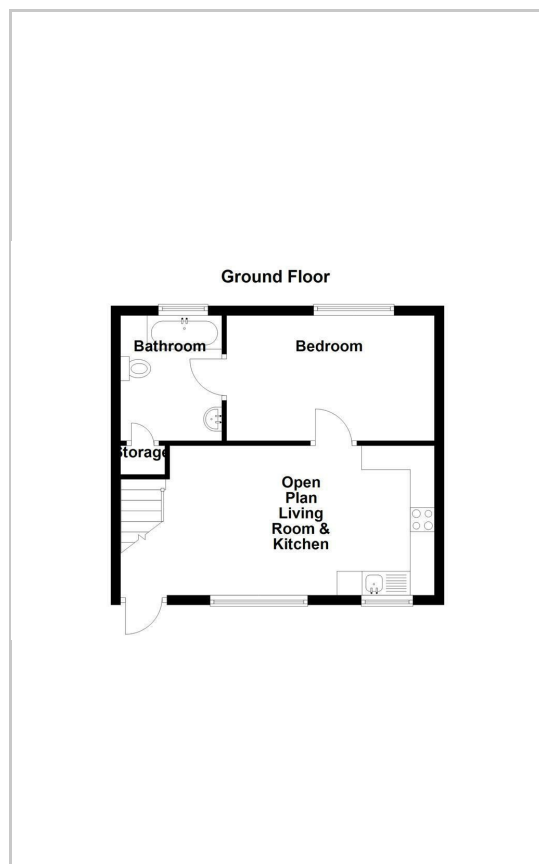
Bedroom One 8'6" x 14'1" (2.6 x 4.3)

Bathroom 6'2" x 6'10" (1.9 x 2.1)


Area Map



Floor Plans



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		74	76
		EU Directive 2002/91/EC 	

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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