

GUILDHALL

SALES & LETTINGS



11 Monks Walk

Penwortham, Preston, PR1 0AQ

£450,000



A beautifully refurbished three-bedroom semi-detached home located in a sought-after area of Penwortham. Finished to a high standard throughout, this spacious property combines modern style with a practical layout, making it an ideal choice for families or professionals.

The accommodation has been thoughtfully extended and updated, and now offers a generous open plan kitchen, living and dining area to the rear, creating a bright and versatile family space. The ground floor also includes a welcoming entrance hall, two additional reception rooms, a useful utility room, and a stylish downstairs bathroom.

Upstairs, there are two well-proportioned double bedrooms, a third single bedroom, a contemporary family bathroom, and a central landing.

Externally, the property features a large rear garden and a driveway to the front providing off-road parking. The home is offered freehold and is conveniently located close to local schools, shops, and transport links.

This is a move-in ready home that's been finished to a high specification, offering both comfort and space in a desirable location.



Ground Floor

- Reception Room One 11'0" x 13'1" (3.37 x 4)
- Reception Room Two 13'8" x 13'11" (4.17 x 4.26)
- Open Plan Living Kitchen Dining Area 15'6" x 19'5" (4.73 x 5.92)
- Utility Room 6'2" x 9'5" (1.89 x 2.89)
- Bathroom 5'10" x 4'1" (1.8 x 1.25)

First Floor

- Bedroom One 13'8" x 9'10" (4.18 x 3.0)
- Bedroom Two 9'10" x 12'11" (3 x 3.95)
- Bedroom Three 8'9" x 6'3" (2.67 x 1.91)
- Bathroom 10'9" x 6'6" (3.29 x 1.98)

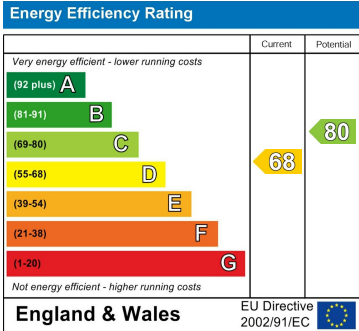
Area Map



Floor Plans



Energy Efficiency Graph



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