





High Street, Great Eccleston, PR3 0YB

£335,000

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Tenure: Freehold

Chesham & West are pleased to present this genuinely stunning period cottage. The fully refurbished cottage is in the heart of Great Eccleston village. It is a credit to its present owner, who has meticulously refurbished it to create one of the best examples of a modern village cottage. It is an ideal home for those looking for a character property with a premium finish.

The accommodation briefly comprises a large lounge, kitchen, dining and additional reception space with French doors opening onto a stunning established rear garden, two bedrooms, and a bathroom.

Externally, there is a large garden to the rear, a detached garage, off-road parking, and a paved sunny patio for alfresco dining and entertaining.

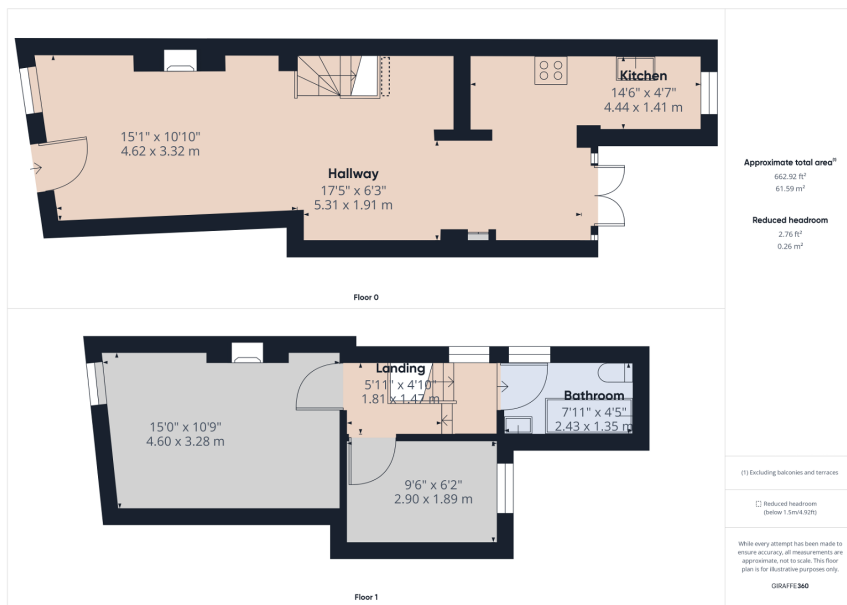
The cottage is within easy walking distance into Great Eccleston village centre and its wide range of shops, pubs and eateries. Easy access to the A6 provides convenient access to St Michael's, Churchtown, Garstang, Poulton-Le-Fylde and the north and south motorway network.

Lounge, Dining area: The external door and double-glazed sash window are at the front. There is a radiator, a multi-fuel stove set in the deep chimney recess, a fitted cloak and shoe area/storage, a staircase leading to the first floor, TV/Telephone points, and engineered wooden flooring.

Kitchen: Double-glazed window to the rear. Range of contemporary wall and base units, with complimentary timber work surfaces incorporating a white gloss sink and drainer with brass-effect mixer tap. The integrated electric oven with a four-ring induction hob is mounted to the countertop. An integrated extractor fan/filter is also above, and an integrated fridge, freezer, washing machine, and dishwasher are installed behind the doors. Wood flooring throughout.

First Floor Landing: Split level staircase to the first floor, double glazed window to the side elevation. Access to all first-floor rooms,





- Stunning period cottage
- Large garden
- Detached garage
- Meticulously refurbished
- Great village location



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