



St. Annes Avenue, Great Eccleston, Preston, PR3 0DL
Offers Over £350,000

4 2 2



****Tenure: Freehold****

This attractive modern detached house offers thoughtfully planned family accommodation and is situated in a sought-after residential location on the outskirts of Great Ecclestone Village.

The property features a good-sized enclosed rear garden, an integral garage, and double-width driveway parking at the front.

It is double glazed and heated by a gas-fired central heating system. The accommodation briefly comprises: a hallway, lounge, a fantastic fitted kitchen diner that opens into a lovely orangery with French doors leading to the rear garden, a utility room, and a separate WC.

On the first floor, there is a master bedroom with an en-suite shower room, three additional good-sized bedrooms, and a three-piece family bathroom.

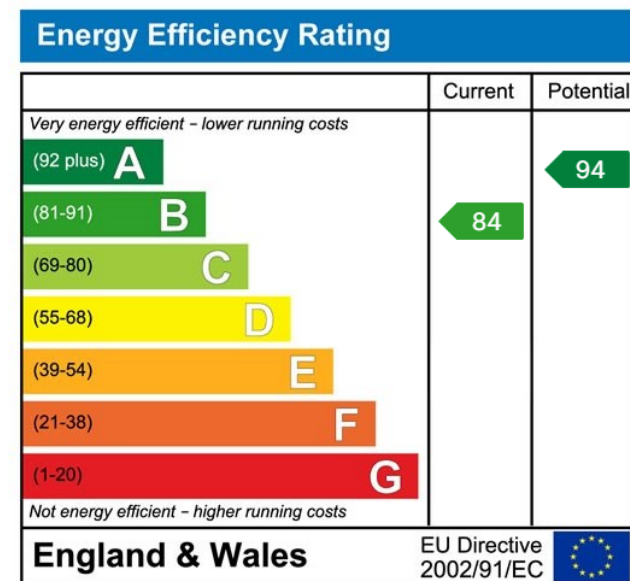
Located in a cul-de-sac, the property enjoys open aspects to the front. Internal inspection is highly recommended.

Great Ecclestone is a desirable village with a rich history dating back centuries. It is famous for its annual agricultural show, tractor-pulling events, and farmers market that takes place every Wednesday. The popular village offers a bit of everything, including shops, schools, pubs, and good transport links. Countryside settings surround the village, and the roads lead to the popular communities of St Michaels, Inskip, Little Ecclestone, and Cartford, which features an award-winning public inn. Main routes into Blackpool, Poulton-le-Fylde, and Preston are easily accessible, along with excellent bus and stagecoach services. The area is perfectly situated near the banks of the River Wyre, offering fantastic walks and some of the best scenery that Lancashire has to offer.





- Detached
- Large Garden
- Remainder of NHBC Warranty
- Desirable Kitchen
- Integral Garage
- Sought After Location
- Energy Efficient
- Off Road Parking



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