



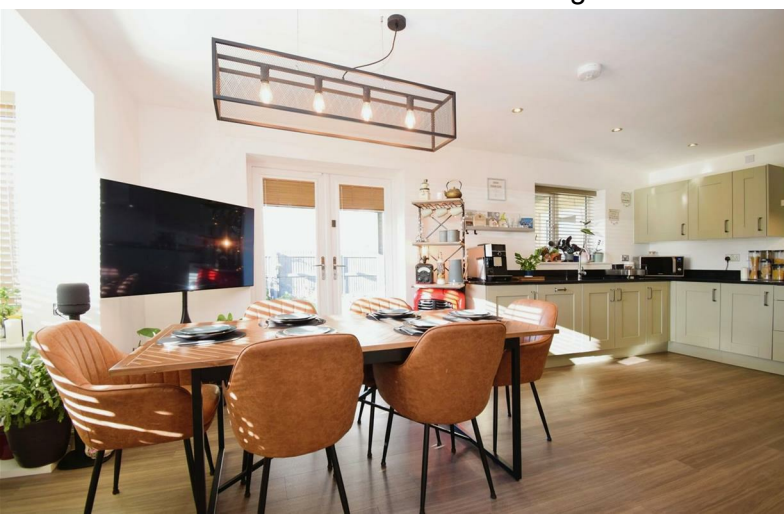
12 Alston Meadows

, Longridge, PR3 3DA



£374,950

We are delighted to introduce to the market this beautiful detached modern family home on the edge off the market town of Longridge. As you enter the property you feel a real sense of space, it is bright fresh and airy, an entrance hall leads to an inviting living room, a handy downstairs WC and a spacious Kitchen/Diner which opens up onto a lovely enclosed rear garden where there is a covered sitting area. Off the kitchen is a utility room. Up stairs there are five bedrooms, en suite to the master and a family bathroom. To the front of the property there is a driveway and a garage providing ample off road parking. This really is a fantastic family home and needs to be viewed to fully appreciate all it has to offer. Council tax band F. EPC Rating B.





GROUND FLOOR

Entrance Hallway

Double glazed composite front door with uPVC double glazed window to side, radiator, access into kitchen, dining room, living room and downstairs WC, stairs to first floor.

Living Room

20'2" x 10'11" (6.158 x 3.341)

uPVC double glazed windows and bay window to front, two radiators.

kitchen/Diner

20'2" x 11'2" (6.147 x 3.427)

Wall and base units, granite worktop, five ring gas hob, double oven, extractor, stainless steel one and a half bowl sink, integrated fridge, freezer and dishwasher, uPVC double glazed bay window and uPVC double glazed window and French doors, two radiators, downlights, access into utility.

Utility

Base units with integrated washing machine, space for tumble dryer, wall unit housing combi boiler, uPVC double glazed composite door to the rear.

Downstairs WC

5'3" x 3'8" (1.610 x 1.123)

WC, basin with pedestal, tiling to walls, tiled floor, radiator.

FIRST FLOOR

Landing

Access into five bedrooms and bathroom, uPVC double glazed window, radiator, loft access.

Bedroom 1

15'4" x 9'10" (4.677 x 3.006)

uPVC double glazed window, radiator, fitted storage, ensuite.

En suite

9'8" x 3'10" (2.969 x 1.192)

Shower, basin, WC, tiled floor, tiling to walls, chrome towel radiator, downlights, uPVC double glazed window.

Bedroom 2

11'4" x 9'5" (3.459 x 2.882)

uPVC double glazed window, radiator.

Bedroom 3

11'2" x 9'11" (3.406 x 3.035)

Fitted wardrobes, uPVC double glazed window, radiator.

Bedroom 4

11'2" x 9'11" (3.404 x 3.047)

uPVC double glazed windows, fitted wardrobes, radiator.

Bedroom 5

8'2" x 7'9" (2.509 x 2.371)

uPVC double glazed window, radiator.

Bathroom

7'0" x 5'6" (2.147 x 1.701)

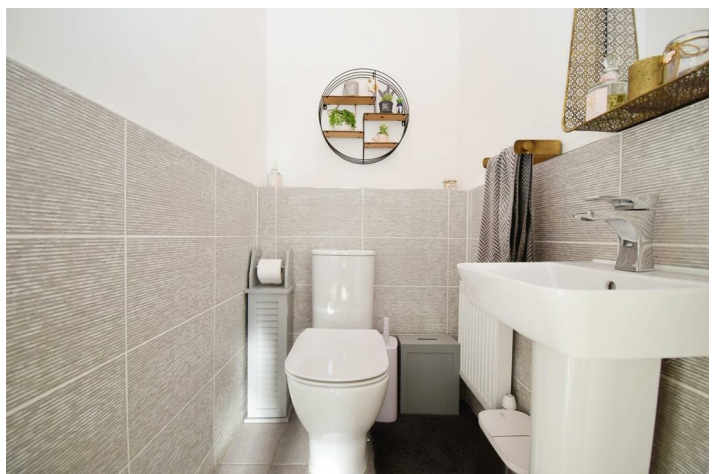
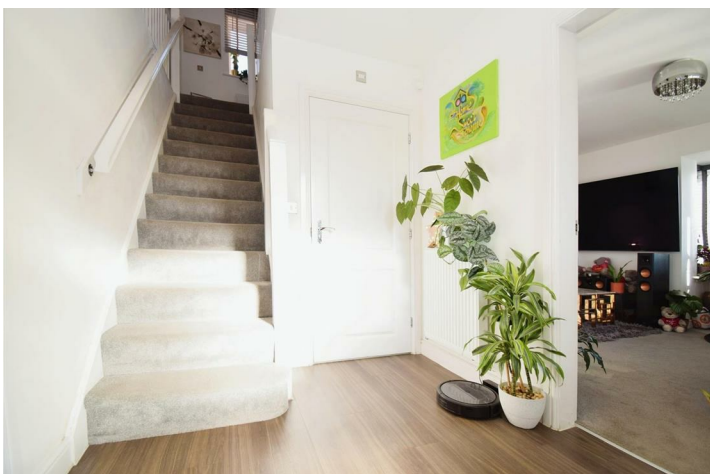
Bath with overhead shower and screen, basin, WC, tiled floor, tiling to walls, chrome towel radiator, uPVC double glazed window, downlights.

EXTERNALLY

Driveway providing off-road parking, garage with up and over door, garden areas to front and side, lawn area and flagged covered patio to rear.

Property Misdescriptions Act

Although these particulars are thought to be materially correct, they are for guidance only and do not constitute any part of an offer or contract. A wide angle camera has been used in these photos and intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy.



Road Map



Hybrid Map



Terrain Map



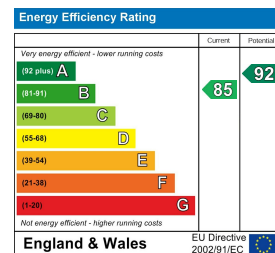
Floor Plan



Viewing

Please contact our Longridge Office on 01772 233380 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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