



# 10 Highfield Drive

Longridge

Offers in the Region of: £199,950



**Pendle Hill  
Properties**



*10 Highfield Drive, Longridge  
£210,000 Offers in the  
Region of*

A two bedroom semi-detached bungalow located in a quiet cul-de-sac in the sought after town of Longridge briefly comprises a lounge, kitchen/dining room, two bedrooms, bathroom, rear garden, garage and driveway.



## LOUNGE

A spacious lounge boasting a central feature fireplace with stone effect surround briefly comprises carpeted flooring, radiator, ceiling light and a large double-glazed window to the rear.

## KITCHEN / DINING

A kitchen with a range of base and wall-mounted units with complimentary laminate worktops, stainless sink with drainer and mixer tap, tiled walls, space for appliances, vinyl flooring, ceiling light point, radiator, double-glazed window and access to the conservatory.

## CONSERVATORY

A well insulated conservatory with two upvc's door providing access into the garden boasts tiled flooring, a radiator, and wall light.

## BEDROOM ONE

A spacious double bedroom with double-glazed windows overlooking the front of the property briefly comprises carpeted flooring, fitted wardrobes, a radiator and ceiling light point.

## BEDROOM TWO

Another double bedroom with fitted wardrobes briefly comprises carpeted flooring, a radiator, ceiling light point and a double-glazed window to the front of the property.

## BATHROOM

A four piece bathroom suite briefly comprising a bath with overhead shower, low-level WC, pedestal sink, radiator, vinyl flooring, ceiling lighting and frosted window to the side aspect.

## EXTERNAL

To the rear is a fenced in garden with a flagged seating area, lawn with stone/slate boarder, raised flowerbeds and access to the garage.

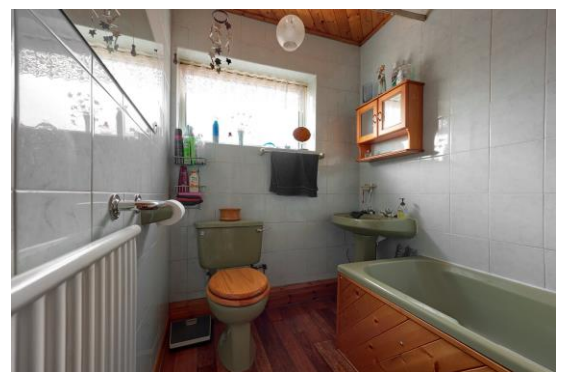
To the front of the property is a small garden with driveway and parking for multiple vehicles and access to the garage.

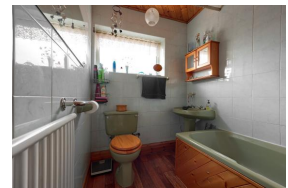
## ADDITIONAL INFORMATION

Tenure = Freehold

Council Tax Band = C

Loft room with access via a loft ladder.





## Ground Floor

Approx. 68.2 sq. metres (733.8 sq. feet)



Total area: approx. 68.2 sq. metres (733.8 sq. feet)

For illustrative purposes only. Not to scale. All sizes are approximate.  
Plan produced using PlanUp.

Important: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out nor the services, appliances, and fittings have been tested. Room sizes should not be relied upon for furnishing purposes and are an approximate. Floor plan measurements are for guidance only, and may not be to scale. Particulars included have been signed off by the vendor(s).



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Properties**

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**Longridge:** 74 Berry Lane Longridge PR3 3WH 01772 319421

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