

Property Details

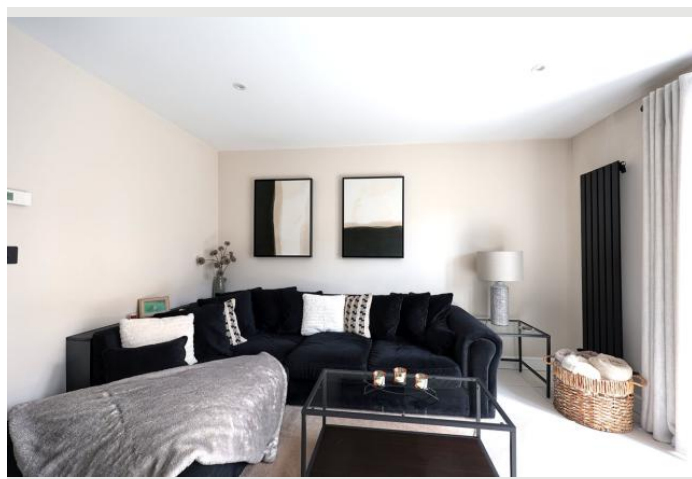
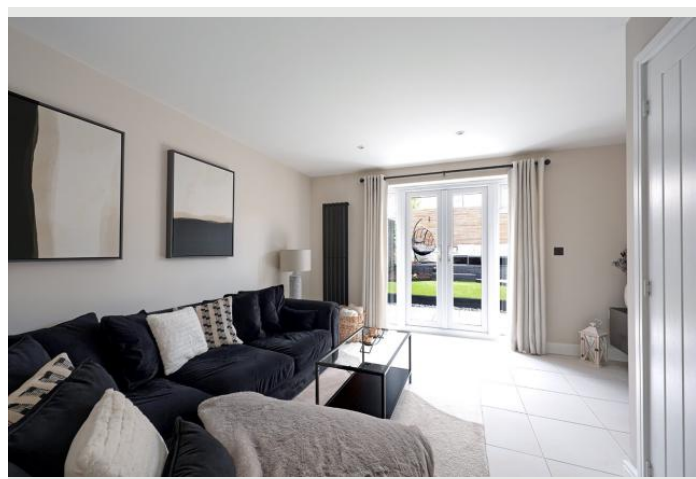
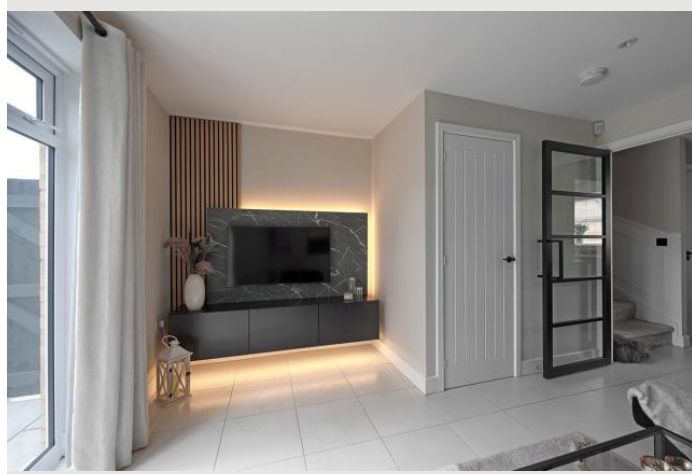
5 Tan Yard Court, Longridge,
Preston, Lancashire, PR3 3UU

£199,950



Property Photos

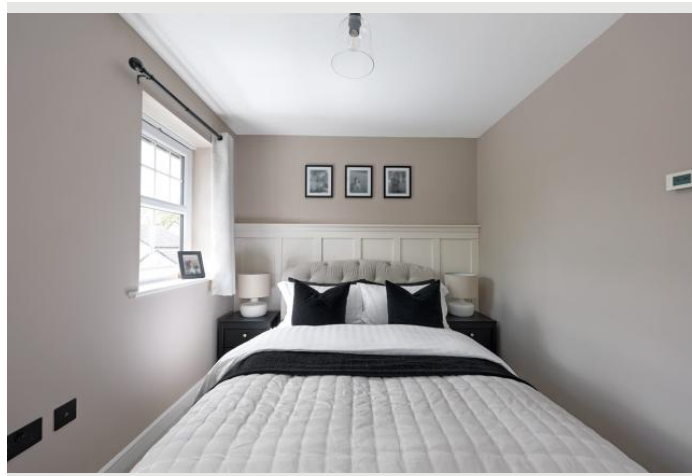
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Creation Date
03/10/2025

Property Photos

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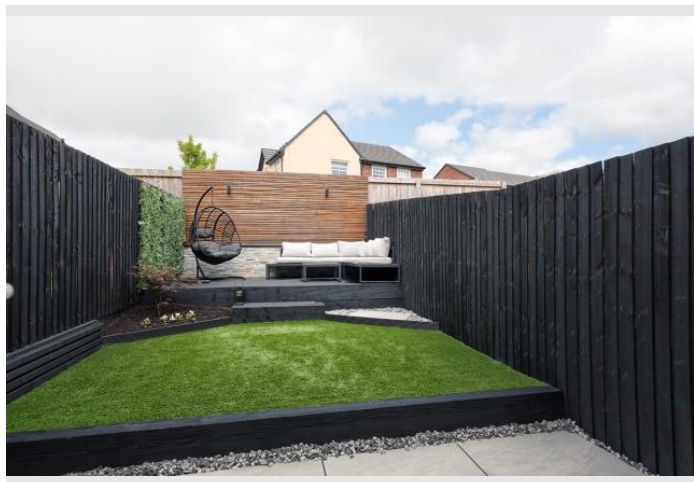
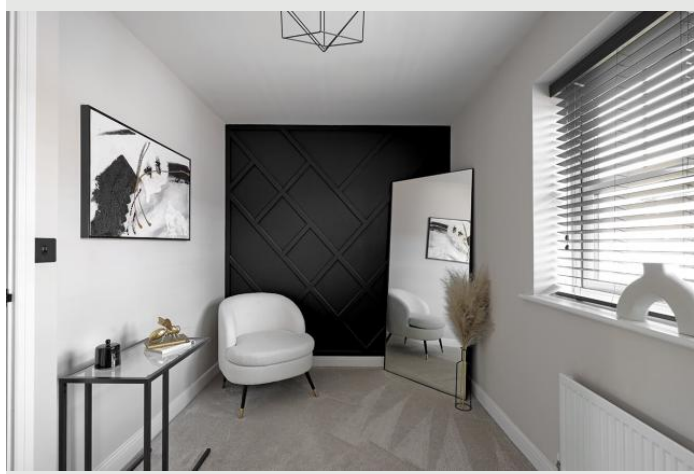


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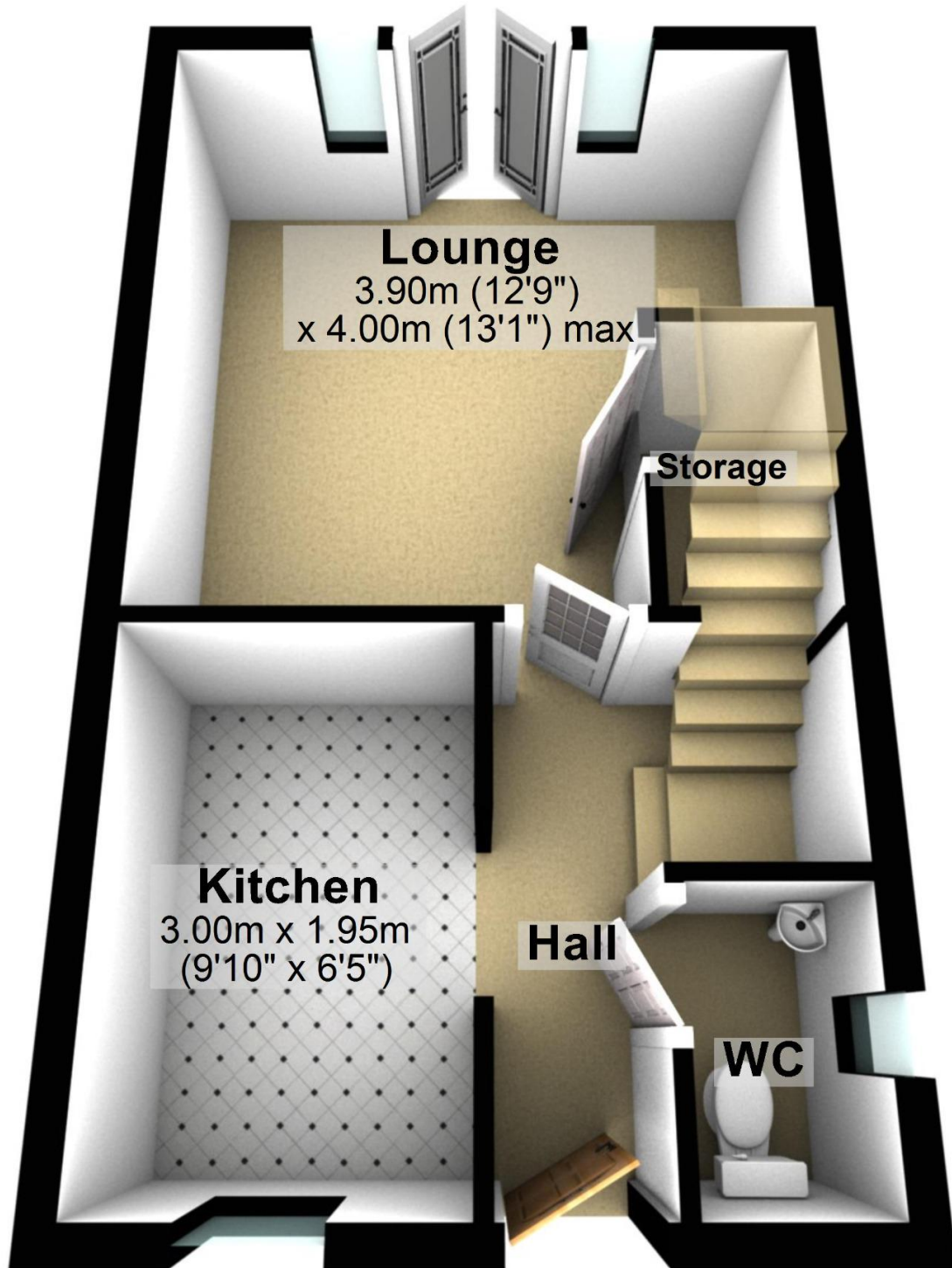
03/10/2025

Property Floor Plans

5 Tan Yard Court, Longridge, Preston, Lancashire, PR3 3UU

Ground Floor

Approx. 28.0 sq. metres (300.9 sq. feet)



Total area: approx. 55.9 sq. metres (601.8 sq. feet)

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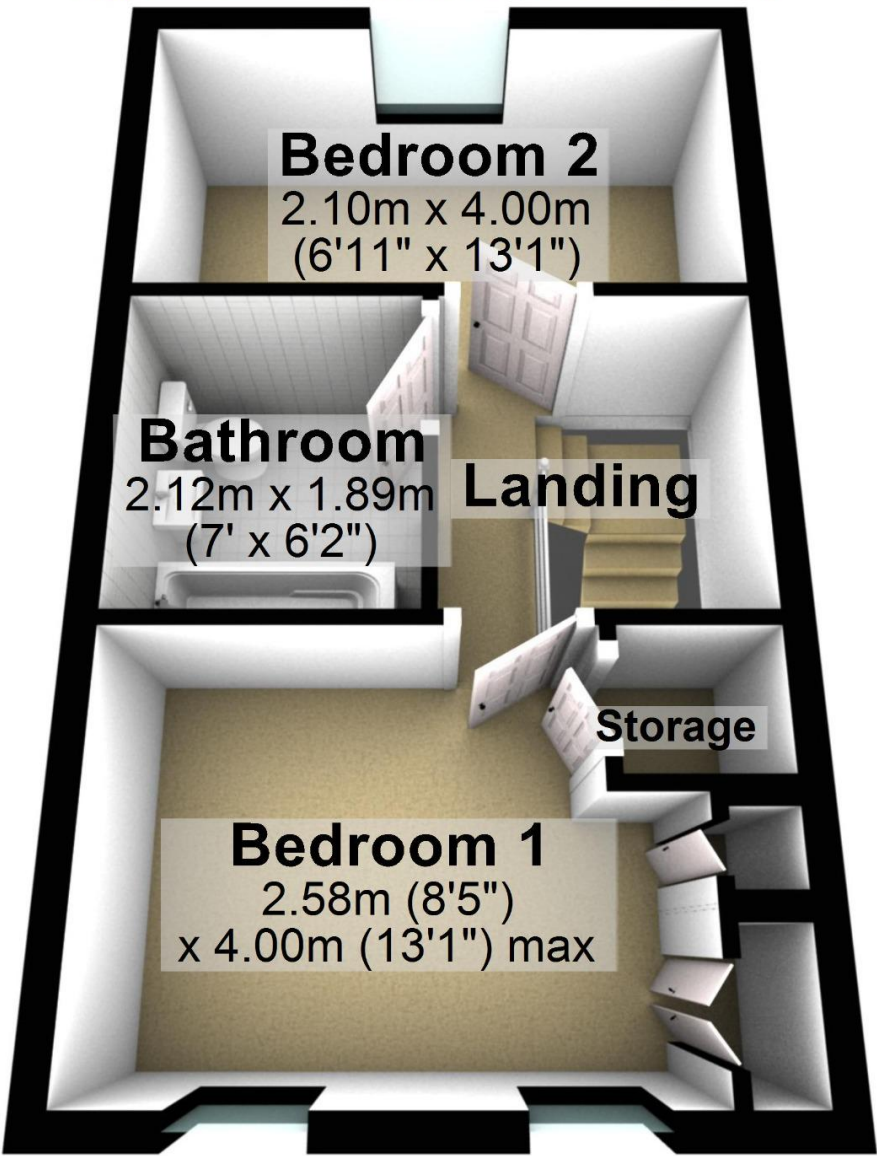
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Property Floor Plans

5 Tan Yard Court, Longridge, Preston, Lancashire, PR3 3UU

First Floor

Approx. 28.0 sq. metres (300.9 sq. feet)

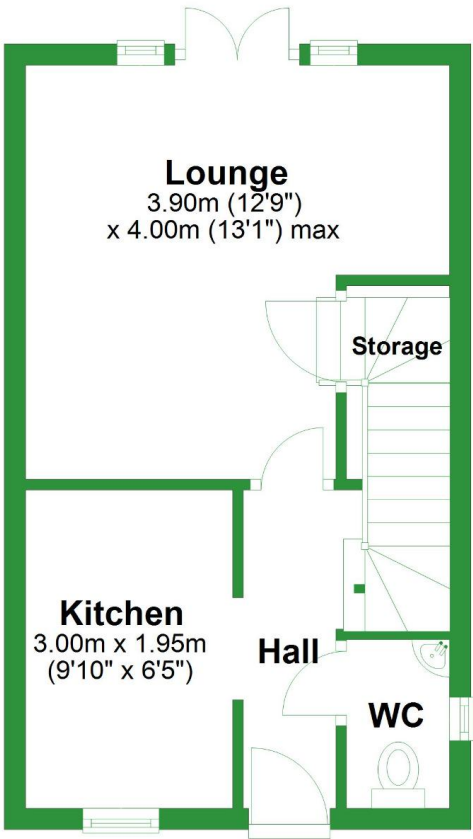


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Ground Floor

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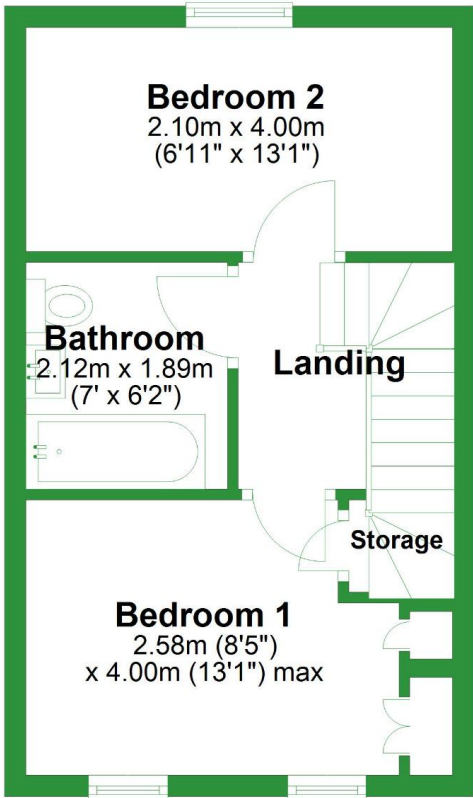
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Property EPC

5 Tan Yard Court, Longridge, Preston, Lancashire, PR3 3UU

Energy performance certificate (EPC)

5, Tan Yard Court Longridge Preston PR3 3UU	Energy rating B	Valid until: 14 December 2031 Certificate number: 9358-3903-6302-5659-2204
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Property type	Semi-detached house
Total floor area	56 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

Energy rating and score

This property's energy rating is B. It has the potential to be A.

[See how to improve this property's energy efficiency.](#)

The graph shows this property's current and potential energy rating.

Property owners get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:
the average energy rating is D
the average energy score is 60

Score	Energy rating	Current	Potential
92+	A		
81-91	B	83 B	87 A
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Property Info

5 Tan Yard Court, Longridge, Preston, Lancashire, PR3 3UU

Property Type
House
Property Style
Semi-Detached
Bedrooms
2
Bathroom
1
Receptions
1
Tenure Type
Freehold
Floor Area
601.8
Agency Type
Sole
Parking
Allocated Parking
Type
Sales
Electricity
Mains Supply

Property Info

5 Tan Yard Court, Longridge, Preston, Lancashire, PR3 3UU

Water Supply
Mains
Sewerage
Mains Supply
Heating
Gas Central
Broadband
FTTC
Accessibility
-
Restrictions
-
Condition
Good
Flooded In Last Five Years
No
Current Annual Ground Rent
-
Current Service Charge
-
Rent Review Period (Year)
-

Property Info

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Ground Rent Percentage Increase
-
Service Review Period (Year)
-
Lease End Date
-
Price Qualifier
-
Price
£199,950
Land Size
-
Age of Property
Modern Minimalist
Year Built
2020
New Home
No

Property Features

5 Tan Yard Court, Longridge, Preston, Lancashire, PR3 3UU

Feature 1

Newly Built

Feature 2

Two Bedroom

Feature 3

Quality Finishes Throughout

Feature 4

Lounge With Media Wall

Feature 5

Kitchen With Intergrated Appliances

Feature 6

Fitted Bedroom Furniture

Feature 7

Landscaped Garden

Feature 8

Private Parking

Feature 9

Close To Major Transport Links

Feature 10

Walking Distance To Town Centre

Creation Date

03/10/2025

Property Description

5 Tan Yard Court, Longridge, Preston, Lancashire, PR3 3UU

Stunning Newly Built Two-Bedroom Home. High-Spec Finishes. Private Parking & Landscaped Garden.

Welcome to this beautifully presented, newly built two-bedroom home, thoughtfully designed and finished to an exceptional standard throughout. Offering a seamless blend of contemporary style and practical living, this property is perfect for modern lifestyles.

Key Features

- Newly built two-bedroom home
- Finished to a high specification throughout
- Modern kitchen with integrated appliances
- Stylish media wall in the lounge
- Fitted wardrobes and furniture in both bedrooms
- Contemporary four-piece bathroom
- Smart home features and elegant wall panelling
- Private off-road parking
- Landscaped rear garden
- Turnkey condition move-in ready

Agents Perspective

Step inside to discover a light-filled lounge featuring an impressive media wall, perfect for relaxing or entertaining, a sleek, fully fitted kitchen, complete with high-end integrated appliances and stylish cabinetry. The property boasts two generously sized bedrooms, both benefiting from bespoke fitted furniture, providing ample storage while maintaining clean, uncluttered lines. A four-piece bathroom suite completes the interior, offering both a bathtub and shower for added convenience.

Additional highlights include smart home features, sophisticated wall panelling, private off-road parking, and a beautifully landscaped garden across three levels ideal for outdoor living.

This turnkey home is the perfect combination of comfort, technology, and elegant design ready for you to move straight in.

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Clients Perspective

I have loved living at Tan Yard Court. It's a quiet, safe estate with a great community feel. There are some lovely walks around the area and the reservoir. Its convenient location to the high street is ideal for a walk in and has good links to local transport. I will miss living here but it's time for a change for me personally.

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