



Elder Close, Leyland, PR25 1FG

£239,995

EXCELLENT VALUE FOR MONEY!!! We are delighted to be able to present to you this modern, well presented 3 bedroom detached house, situated on the outskirts of Leyland.



1 Elder Close, Leyland, PR25 1FG

GROUND FLOOR

Lounge 9'11" x 17'3" (3.03 x 5.26m)

High quality vinyl flooring with patio doors leading to the rear garden and curtains

Kitchen/diner 17'4" x 8'7" (5.29 x 2.64m)

High quality vinyl flooring with spotlighting and blind. A range of fitted kitchen units, worktops and integrated kitchen appliances, including oven, hob, hood and dishwasher

WC/cloaks

High quality vinyl flooring with 2 piece bathroom suite in white and radiator

FIRST FLOOR

Bedroom 8'9" x 12'8" (2.67 x 3.88m)

Carpet flooring with window to the rear/side aspect of the property, curtains and blind

En-suite

High quality vinyl flooring with 3 piece bathroom suite in white, separate showering enclosure, partially tiled decor and radiator

Bedroom 9'8" x 10'0" (2.96 x 3.06m)

Carpet flooring with window to the side aspect of the property and blind

Bedroom 10'0" x 7'2" (3.06 x 2.19m)

Carpet flooring with window to the rear elevation, curtains and blind

Bathroom

High quality vinyl flooring with 3 piece bathroom suite in white, partially tiled decor, spotlighting, blind and radiator

EXTERNAL

Well presented and spacious rear garden, enclosed by panel fencing with laid to lawn and patio area. Double tandem driveway to the rear of the property.





