

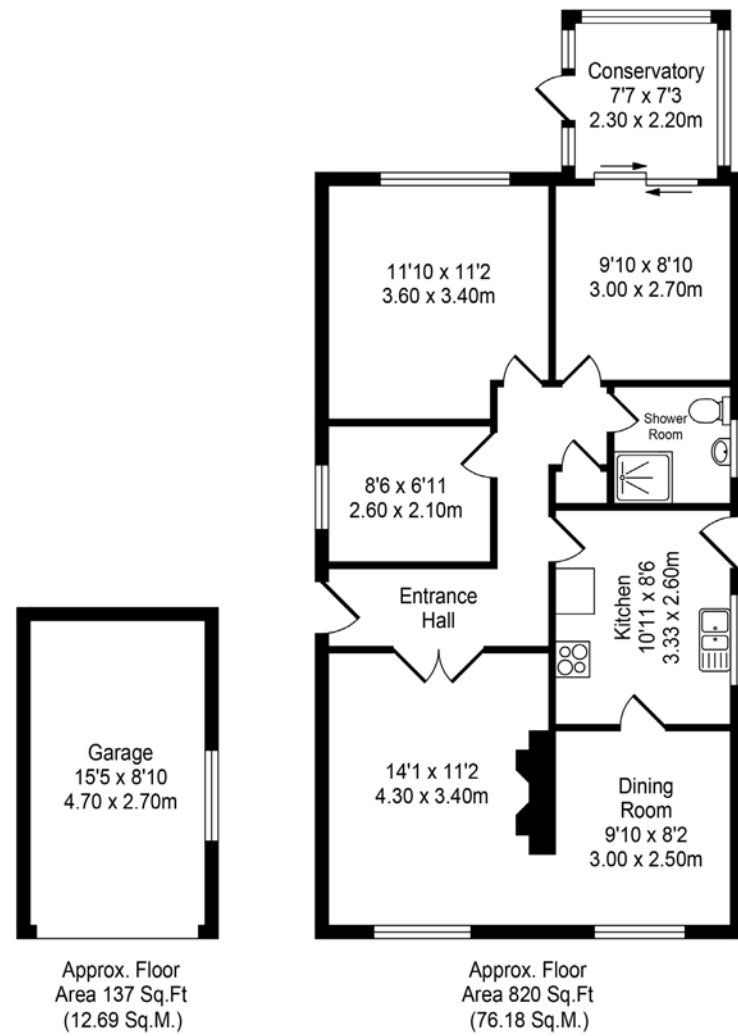


Ormskirk: 01695 570102
 Southport: 01704 778668
 arnoldandphillips.com

Parbold: 01257 442789
 Chorley: 01257 241173

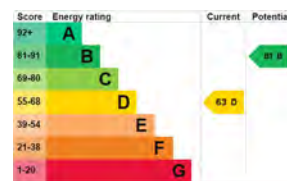
Total Approx. Floor Area 957 Sq.ft. (88.87 Sq.M.)

Whilst every effort is made to accurately reproduce these floor plans, measurements are approximate, not to scale and for illustrative purposes only



Tenure: We are advised by our client that the property is Freehold
 Council Tax Band: E

Every care has been taken with the preparation of these property details but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance professional verification should be sought. These property details do not constitute a contract or part of a contract. We are not qualified to verify tenure of property. Prospective purchasers should seek clarification from their solicitor or verify the tenure of this property for themselves by visiting www.landregisteronline.gov.uk. The mention of any appliances, fixtures or fittings does not imply they are in working order. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. All dimensions are approximate.



Set in the heart of the charming village of Charnock Richard, this delightful two/three-bedroom detached bungalow offers an idyllic escape for those seeking the tranquillity of countryside living. With its attractive setting in a semi-rural area, this property is poised to capture the hearts of homebuyers looking for comfort and charm.

Upon entering, you are welcomed by an inviting hallway which has double doors which open to the cosy lounge that radiates warmth, featuring a stunning fireplace that invites you to unwind after a long day. This inviting space flows seamlessly into the dining room and the stylish kitchen, where modern grey cabinetry is beautifully complemented by contrasting worktops. This area is perfect for entertaining, allowing you to host friends and family.

The home includes two/three well-proportioned bedrooms, with the third bedroom benefiting from flowing into a conservatory making this a flexible space and offers ample space without sacrificing style and for those in need of extra space, the versatile layout allows for a third bedroom or a home office, catering to various lifestyle needs. The family shower room is designed for modern living, featuring a three-piece suite complete with a pedestal sink, W/C, and a sleek shower enclosure.

Step outside to discover the property's exterior charm. An established front garden greets you, while the spacious driveway provides parking for multiple vehicles and leads to a detached garage, for added convenience. The rear garden is a serene oasis, featuring a lovely, well-maintained lawn, perfect for enjoying sunny afternoons or hosting summer barbecues.

Charnock Richard offers a peaceful lifestyle that marries rural beauty with local amenities. With a village shop and a welcoming pub just a short stroll away, you'll have everything you need for everyday living within easy reach. This enchanting two/three-bedroom detached bungalow is a perfect blend of comfort, style, and the joys of village life, making it an ideal sanctuary for those looking to call this picturesque location home.



