

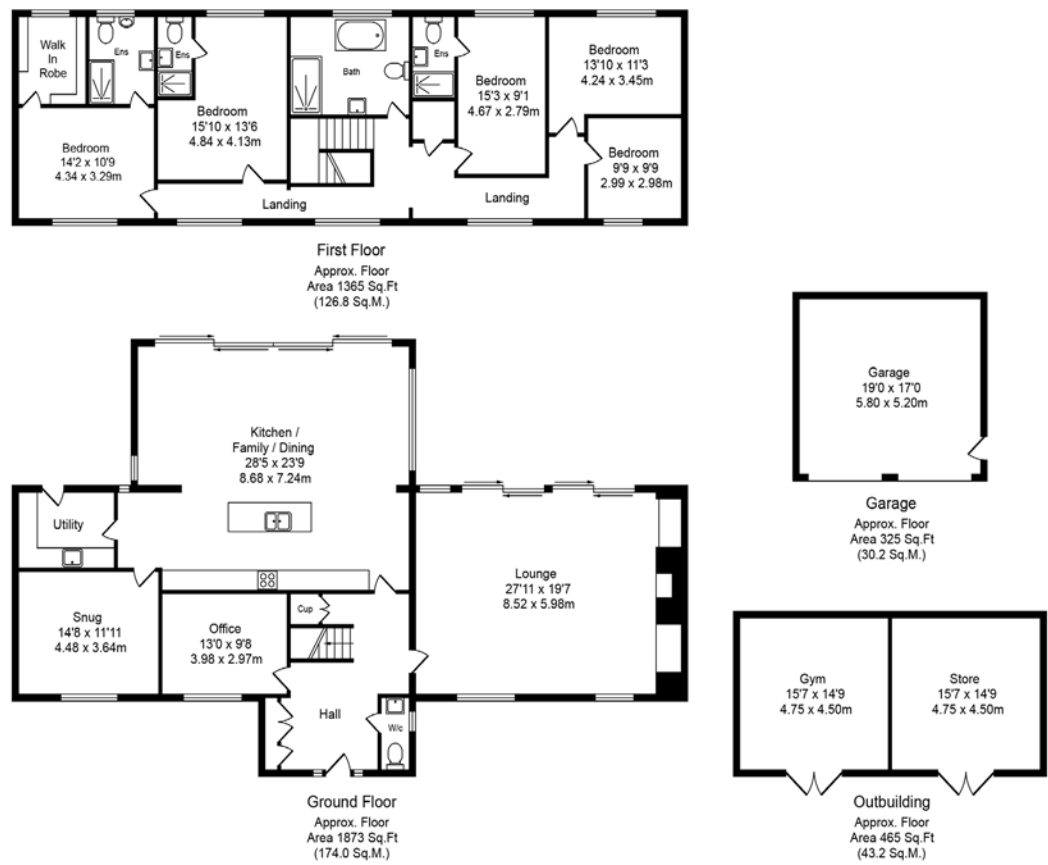


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Southport: 01704 778668  
arnoldandphillips.com

Parbold: 01257 442789  
Chorley: 01257 241173

Dunkirk Lane  
Total Approx. Floor Area 4028 Sq.ft. (374.2 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: G

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](http://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.





Arnold & Phillips takes great pride in presenting an exquisite five-bedroom family home that exemplifies bespoke construction and high-quality finishes. This property is a testament to superior craftsmanship, offering a unique living experience that caters to the nuanced needs of modern families.

Built with precision and an eye for detail, this home stands as a beacon of both aesthetic beauty and functional design. The home is strategically positioned within a serene rural setting, which offers a tranquil environment far removed from the hustle and bustle of town centres. This location is particularly appealing to those who cherish peace and quiet, providing an escape into a natural sanctuary that promotes relaxation and reflection.

The breath-taking views accessible from this property further enhance its allure, presenting a picturesque landscape that can be enjoyed year-round. For outdoor enthusiasts, the area is a haven for stunning countryside walks, offering numerous opportunities to explore and appreciate the natural beauty of the surroundings. Despite its rural charm, the property does not compromise on accessibility.

It is conveniently located a short drive from major commuter links, providing seamless access to essential transportation routes that connect to all major towns and cities. This makes it an ideal choice for professionals and families who desire the benefits of rural living without forfeiting the conveniences associated with urban proximity. The strategic location ensures that residents remain well-connected to essential urban centres, allowing for a balanced lifestyle that accommodates both work commitments and recreational pursuits.

As you enter this stunning home, you are greeted by a spacious hallway that sets a welcoming tone. From here, you can access an office on the left, perfect for working from home. To the right, you will find a lounge adorned with generous sized sliding doors that offer beautiful views of the rear garden, creating a seamless connection with the outdoors. The heart of the home features a light-filled open-plan kitchen, dining, and living area. This impressive space boasts a lantern roof that floods the room with natural light, and bifold doors that open out onto the patio, perfect for entertaining or enjoying al fresco dining. The kitchen is tastefully decorated and furnished with stylish units and an island, making it a functional and elegant area for culinary enthusiasts. Off the kitchen is a cosy snug, great for quiet time and relaxation. The ground floor also includes a convenient W.C. and a utility room, adding to the practicality of the living space.

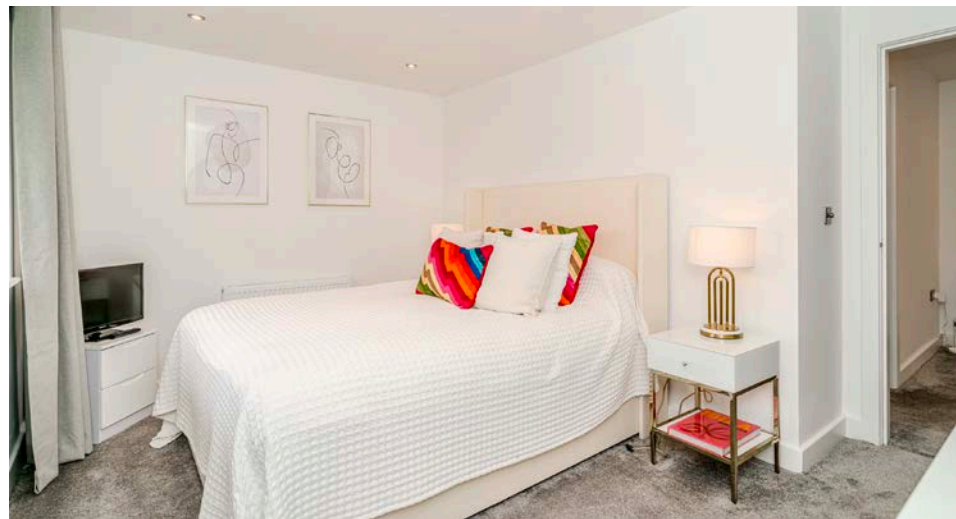
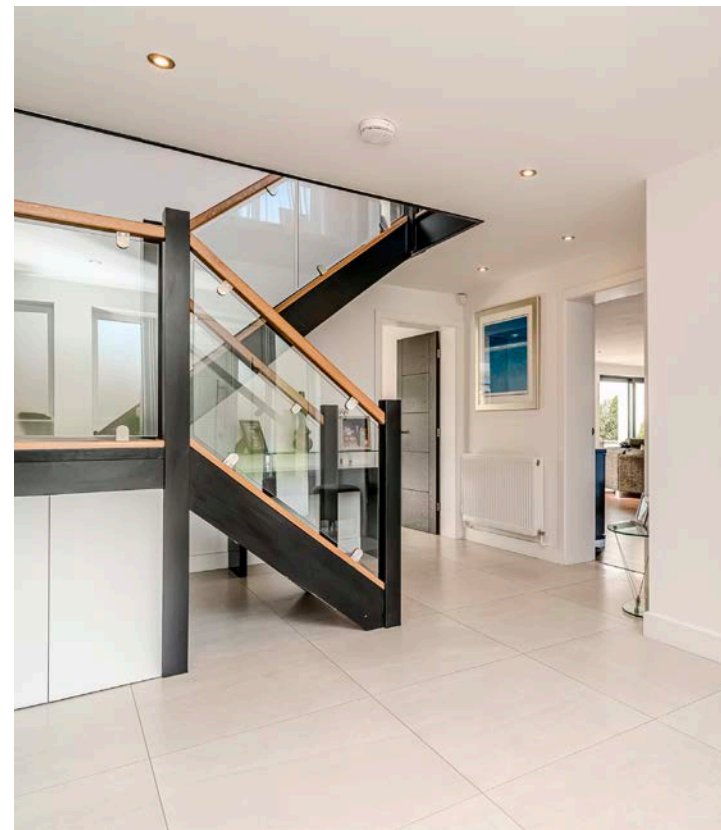
Ascending to the first floor, you will discover five well-proportioned bedrooms. Three of these bedrooms come with en-suite facilities, providing added privacy and convenience, while the remaining bedrooms are served by a beautifully appointed four-piece bathroom.

Externally, the property features gardens that surround the home, enhancing its appeal and providing ample outdoor space for relaxation and play. A double garage is situated at the side of the house, offering additional storage or parking options. At the end of the garden, there is a dedicated gym, ideal for fitness enthusiasts looking for a private workout space.

This remarkable home combines stylish living with functional spaces, making it perfect for families and those who appreciate both comfort and elegance. Viewing is highly recommended to fully appreciate all that this property has to offer.







KEY FEATURES

Stunning Gated Detached Property

Five Bedrooms  
(Three with Ensuite)

Circa 4028 Square Feet

Spacious Family Room

Open Plan Kitchen/  
Dining/Living Room

Wrap Around Garden

Detached Double Garage

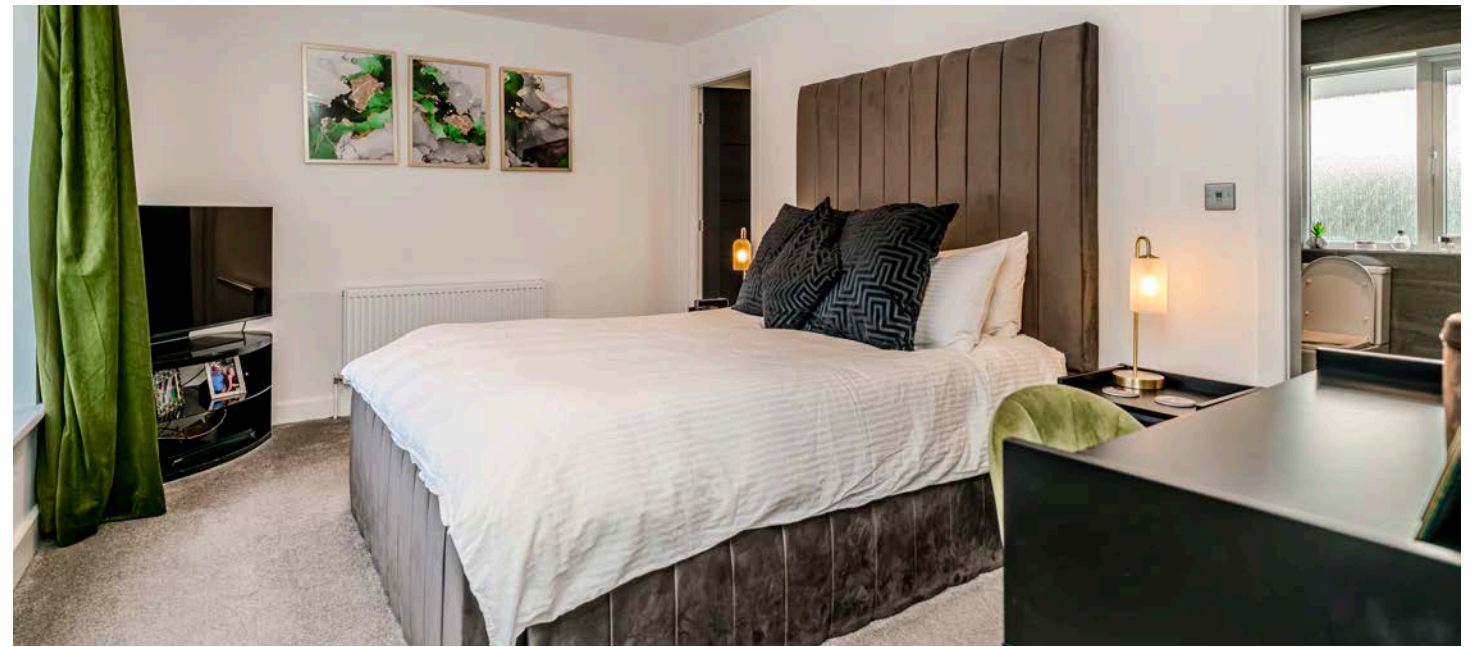
Outside Gym

Amazing Views

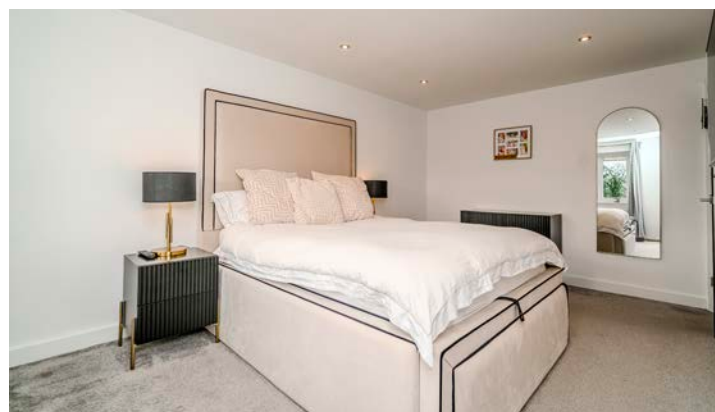
Close to Town Centre















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