

Westminster Road, Chorley

PR7 2DD

In Excess of £125,000





Spacious mid terrace period property in a popular residential area, close to town centre amenities, schools and primary transport routes. In need of refurbishment this property retains a number of attractive original features and is available with no upward chain.

A path leads through the garden to the main entrance. Step into the vestibule and from there to the bay fronted living room with original coving. To the rear, reception two retains its fireplace and opens to the kitchen comprising a range of wall and base units with space, power and plumbing for appliances.

Step out into the courtyard garden with pergola over a decked area, raised beds and a fully functioning external wc. There is access to the gated alleyway for bins etc.

Back inside, stairs lead to the first floor landing with bedroom one a large double to the front and bedroom two a comfortable single to the rear housing the Worcester combi boiler. The bathroom comprises bath, wc and wash hand basin on vanity.

An excellent first time buy or investment property awaits you, so do give us a call to arrange a viewing and make it yours. Council tax A, EPC to follow, Freehold.



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Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating:

EPC Environmental Impact Rating:

- Spacious mid terrace property
- Two bedrooms
- Virtual tour
- Original features
- Courtyard garden
- No upward chain



HOME  TRUTHS

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Floor 1



Floor 2

Approximate total area⁽¹⁾

718.92 ft²

66.79 m²

Reduced headroom

5.06 ft²

0.47 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.