

HOME  TRUTHS

Pinewood Crescent, Leyland

PR25 1HQ

In Excess of £250,000





Spacious, detached three bedroom true bungalow in a quiet and popular residential location within easy reach of town centre amenities, local schools and the glorious Worden Park. The driveway leads past the front garden to the garage, with power and light, and to the main entrance. Step into the vestibule and from there to the entrance hallway with linen cupboard housing the Ideal Logic central heating boiler. Double doors lead to the L shaped living room with plenty of space for both dining and comfortable furniture and leading off is the pleasingly large conservatory with views over the garden. The kitchen comprises a range of wall and base units with integrated appliances including double electric oven and grill, gas hob and space, power and plumbing for additional appliances. All of the bedrooms can accommodate a double with bedroom three currently enjoying life as a home office. Completing the accommodation is the spacious bathroom comprising bath, rainfall mixer shower in cubicle, wc and wash hand basin in vanity. Externally the south east facing garden is the perfect place in which to relax and entertain with lawn, terrace and mature planting including wisteria and camellia. With almost 1200 square feet of accommodation this property is both an excellent family home and perfect for those who want their living on one level.



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Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- True bungalow
- Three double bedrooms
- Virtual tour
- Close to amenities
- Garage & parking
- Sought after location



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Approximate total area⁽¹⁾

1191.35 ft²
110.68 m²

(1) Excluding balconies and terraces

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.

GIRAFFE 360