

HOME  TRUTHS

Mayflower Crescent, Buckshaw Village

PR7 7BF





Delightful and spacious four bedroom detached property in a popular area of the village within easy reach of walks, amenities and primary transport routes. With 1200 square feet of accommodation this is an excellent family home. To the front the tarmac driveway can accommodate two vehicles and leads to the integral garage and main entrance. Step into the vestibule and from there to the hallway and bay fronted living room with gas fire in hearth. Sliding doors allow a good flow to the ground floor and open to the heart of the home comprising dining area and kitchen with a range of wall and base units, breakfast bar, USB charging points and integrated gas hob, electric oven and grill, dishwasher and full height refrigerator. Leading off is the orangery with tiled flooring overlooking the garden. A separate utility room has space, power and plumbing for additional appliances and the cloakroom has wc and wash hand basin. Step out into the enticing cottage garden with Indian stone terrace and morning terrace by the summerhouse. Packed with beautiful planting including clematis, verbena, lilac and acer this is a wonderful place in which to relax or entertain. Back inside stairs lead to the first floor landing with access to the loft. Bedroom one is to the front and benefits from en suite comprising mixer shower in cubicle, wc and wash hand basin in vanity. Bedroom two overlooks the garden and bedrooms three and four are very comfortable singles. The bathroom has bath with screen and mixer shower over, wc and wash hand basin on vanity.



Delightful and spacious four bedroom detached property in a popular area of the village within easy reach of walks and amenities. With 1200 square feet on offer this is an excellent family home.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

- Spacious detached property
- Four bedrooms
- 1200 square feet of accommodation
- Orangery
- Southwest facing garden
- Virtual tour



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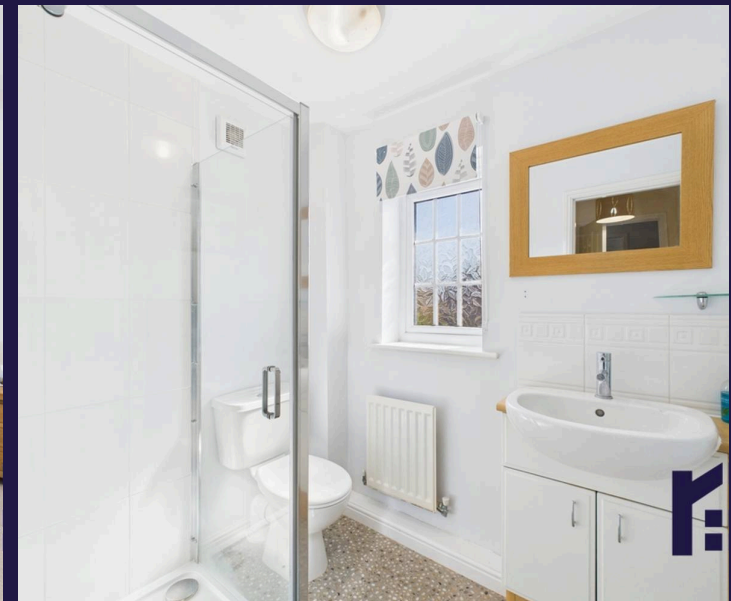
Ecclestone Branch

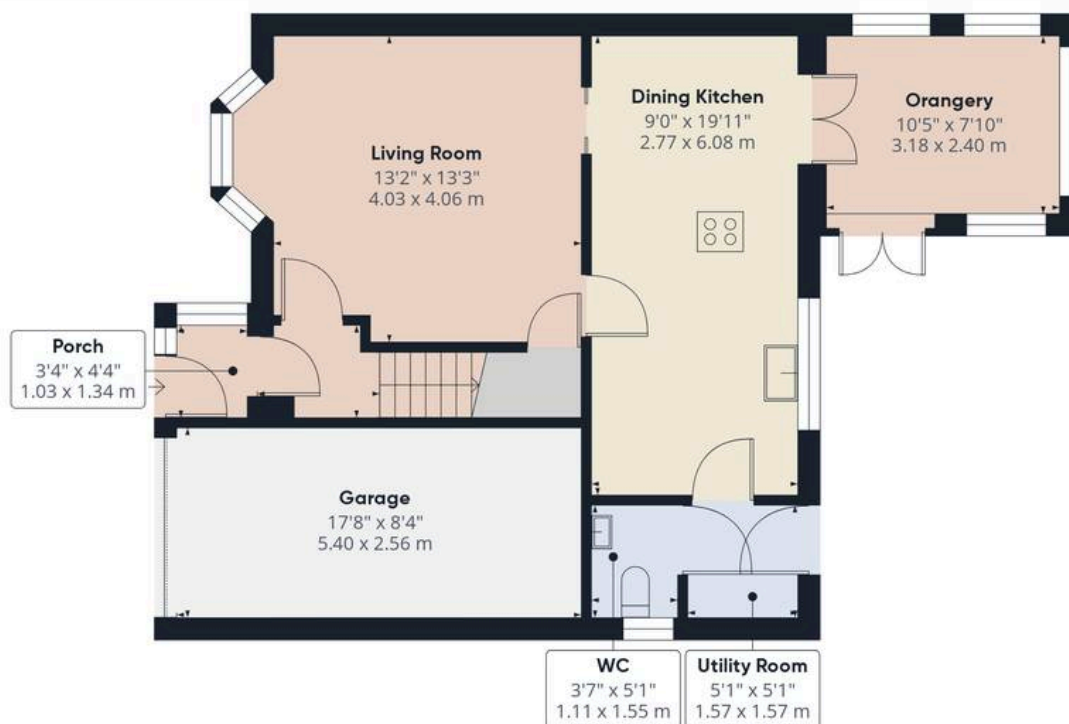
265 The Green, Ecclestone, PR7 5TF
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Coppull Branch

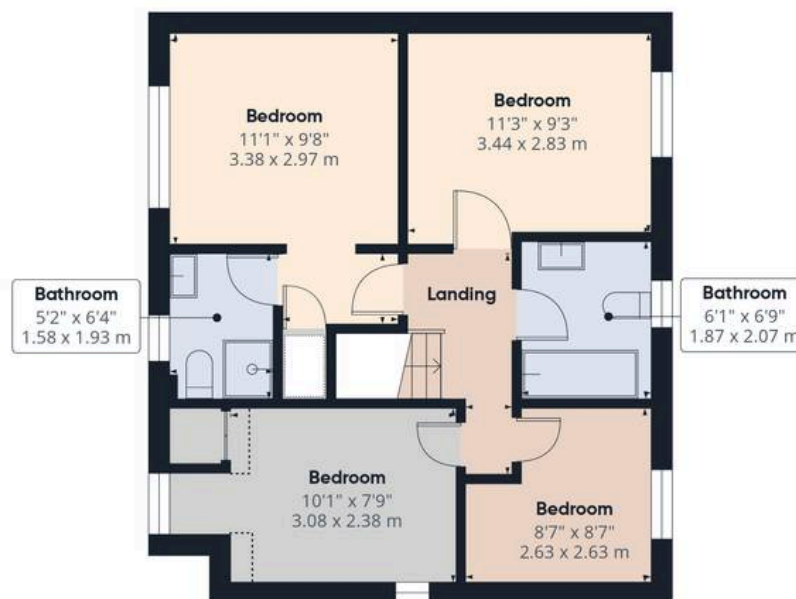
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Floor 1



Floor 2

Approximate total area⁽¹⁾

1202 ft²

111.7 m²

Reduced headroom

4 ft²

0.4 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 were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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