

HOME  TRUTHS

Westhead Road, Croston

PR26 9RS



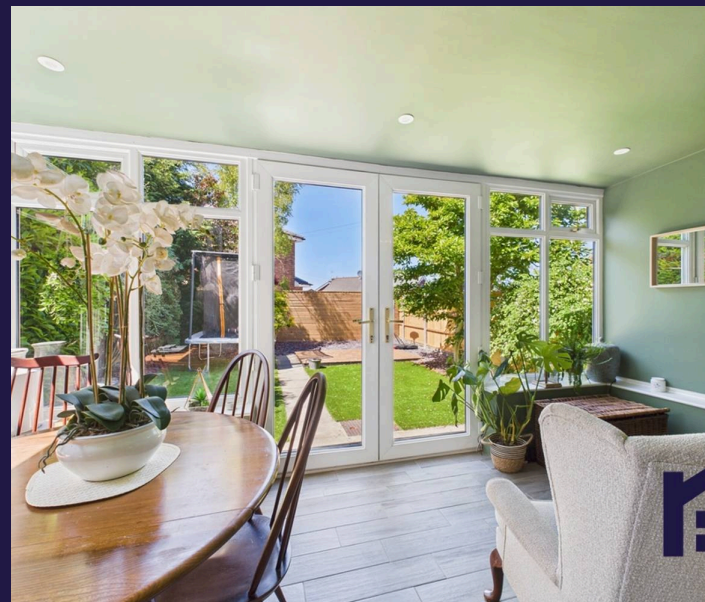
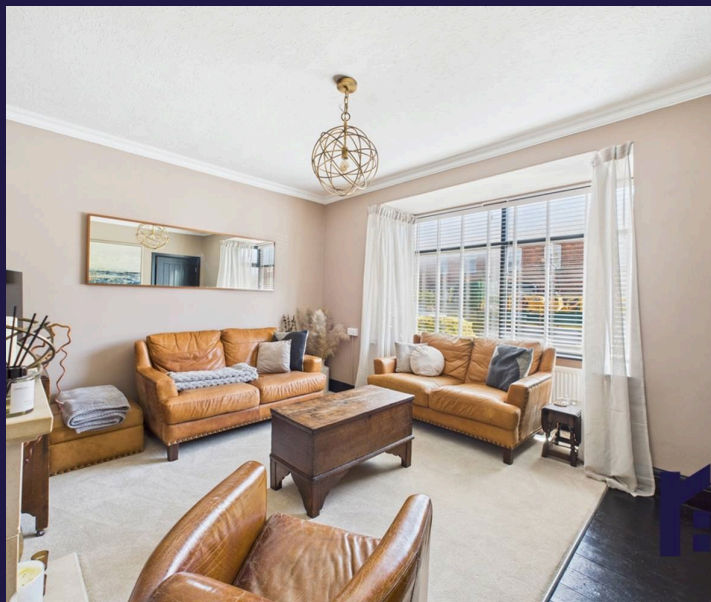


Delightful, extended three bedroom semi detached cottage in a popular area of the village with off road parking and west facing garden. Priced to sell and available with no upward chain.

To the front, the cobble driveway can accommodate two vehicles and leads to the main entrance. Step into the hallway and from there to the bay fronted living room with stone fireplace.

A door leads to the heart of the home with the kitchen comprising a range of wall and base units with integrated appliances including washing machine, induction hob, double electric oven and grill by Bosch, and refrigerator. A separate utility room gives additional storage.

To the rear the garden room has tiled flooring and, living up to its name, overlooks the garden. Step outside into the west facing garden with lazy lawn, parquet decked area, bike shed, crushed slate border and mature magnolia tree.



Back inside, stairs lead to the first floor landing with ladder access to the boarded loft with light which makes an excellent hobby room for adults and children alike. Bedroom one is a lovely double to the rear overlooking the garden, with bedroom two a second double to the front. Bedroom three is a comfortable single and all bedrooms have built in wardrobes.

Completing the accommodation, the bathroom has fully tiled elevations and flooring, electric shower in cubicle, wash hand basin on floating vanity, wc and ladder heated towel rail.

Brimming with character and warmth, this charming 1930s semi is more than just a house, it's a place to grow, gather and create lasting memories. With space for the whole family in a welcoming neighbourhood, it's the perfect setting to make your next chapter truly feel like home. Don't miss the chance to see it for yourself so do give us a call to arrange a viewing and make it yours.

Council tax B, EPC D, Freehold.



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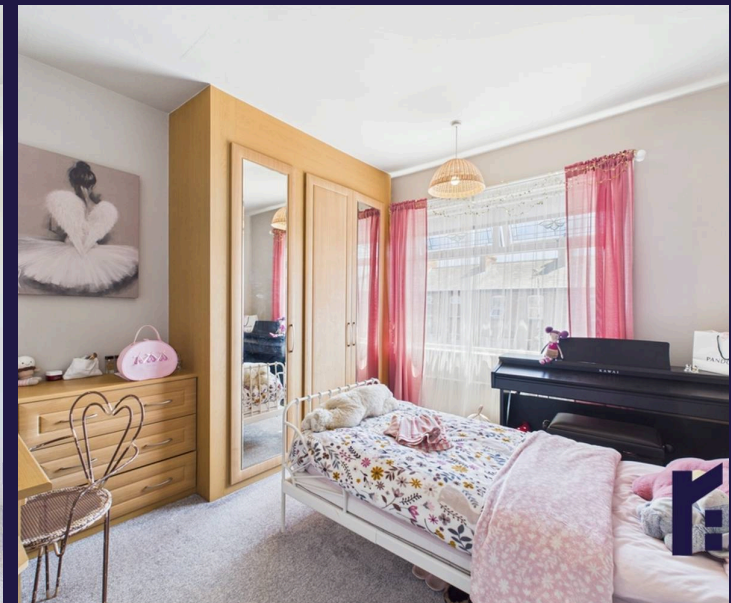
Ecclestone Branch

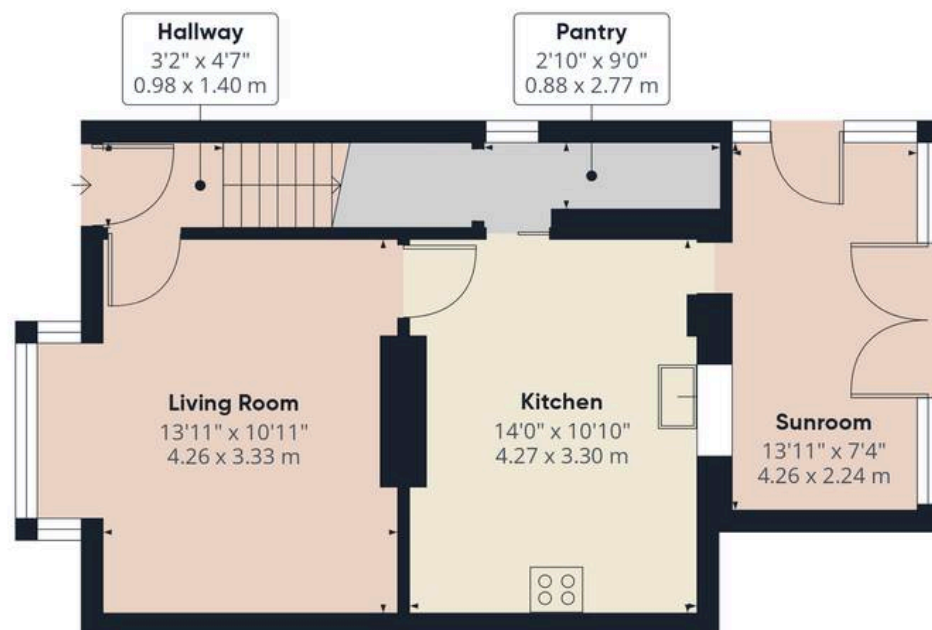
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01257 451673

Coppull Branch

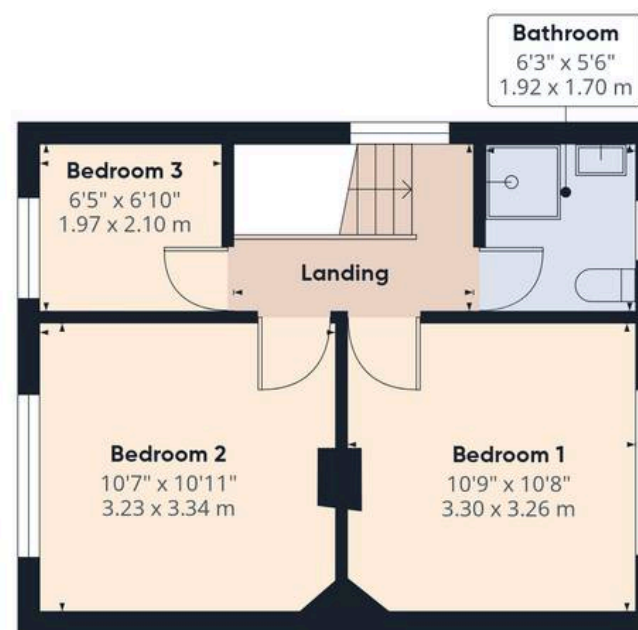
244 Spendmore Lane, Coppull, PR7 5DE
01257 794588

www.hometruthslancs.co.uk
office@hometruthslancs.co.uk

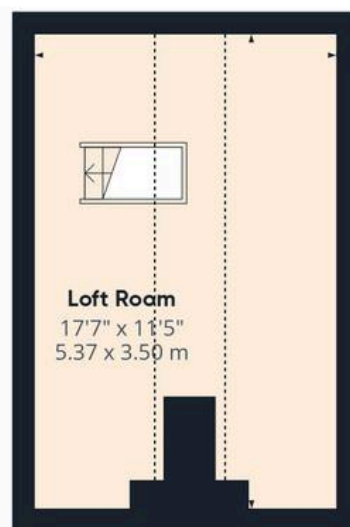




Floor 1



Floor 2



Floor 3

Approximate total area⁽¹⁾

1027 ft²

95.6 m²

Reduced headroom

144 ft²

13.4 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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