

HOME  TRUTHS

The Green, Eccleston

PR7 5TE





Holly Cottage is a fabulous two bedroom property in the heart of the village within easy walking distance of schools and amenities and having parking space to the rear. Stroll through the cottage garden with bay tree and ceanothus to the main entrance and step into the hallway. The living room is lovely and serene with study area leading to the newly fitted kitchen comprising a range of wall and base units, gas hob, double electric oven and grill by Zanussi, refrigerator and pantry leading off.

Completing the ground floor is the utility/garden room with space, power & plumbing for additional appliances. Step outside into the garden with parking space bordered by rose and hydrangea.

Back inside stairs lead up to the first floor landing with bedroom one a lovely double to the front with walk in wardrobe, bedroom two a second double to the rear and the spacious bathroom comprising bath with screen and electric shower over, wc and wash hand basin.



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Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Beautiful period cottage
- Two double bedrooms
- New kitchen
- Driveway parking
- Virtual tour
- Close to schools & amenities



HOME  TRUTHS

Eccleston Branch

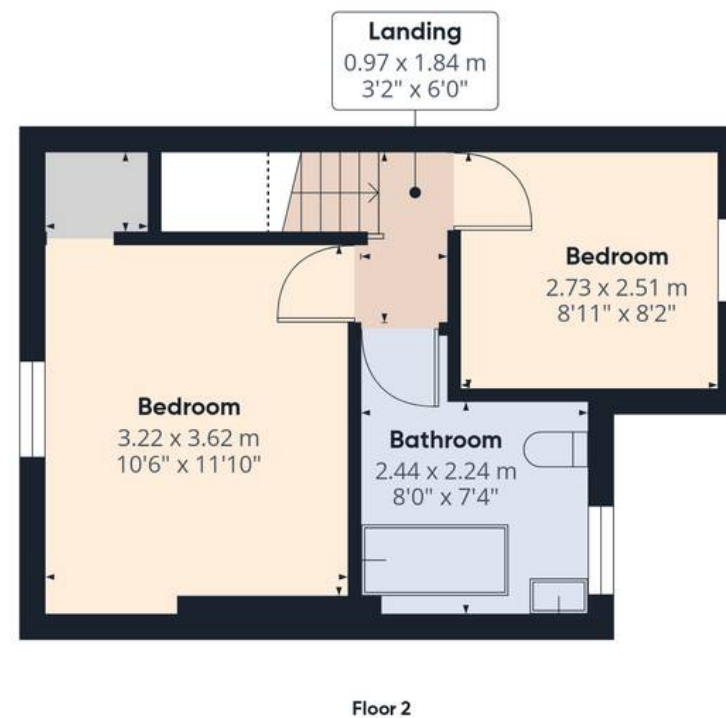
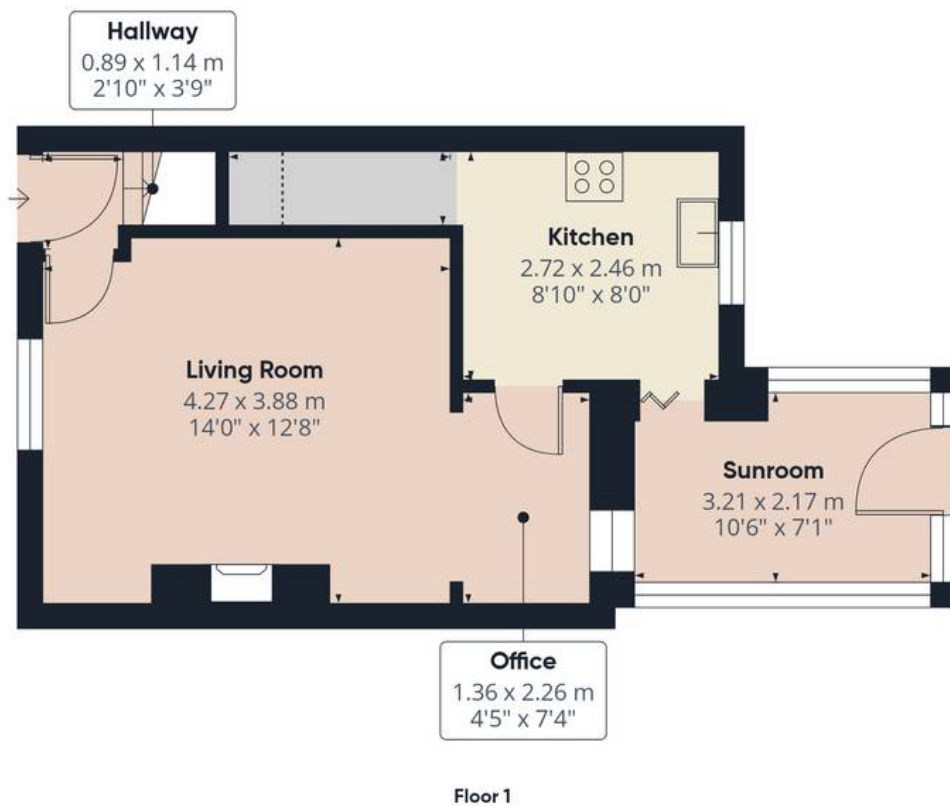
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Approximate total area⁽¹⁾

63.2 m²

680 ft²

Reduced headroom

0.5 m²

5 ft²

(1) Excluding balconies and terraces

Reduced headroom

Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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