

Abbott Court, Buckshaw Village

PR7 7ET

In Excess of £125,000



Absolutely delightful and beautifully presented two bedroom top floor apartment with wildlife area to the front, views out over the Lancashire Plain and over to the Welsh mountains in the distance. This is a perfect pied a terre or first time buy and is available with no upward chain.

Step into the welcoming hallway with storage and access to the loft. The open plan living room has plenty of space for comfortable furniture and the breakfast kitchen comprises a range of wall and base units with breakfast bar and integrated appliances including gas hob, electric oven and grill, refrigerator, freezer and washing machine.

Bedroom one benefits from built in storage and en suite with fully tiled elevations, electric shower in cubicle, wc, wash hand basin and ladder heated towel rail. Bedroom two is a comfortable single, currently enjoying life as a home office with airing cupboard housing the Potterton central heating boiler. The family bathroom comprises bath with shower attachment, wash hand basin, wc and ladder heated towel rail.

The property benefits from secure residents' access and an allocated parking space. Do give us a call to arrange a viewing and make it yours. Council tax B, EPC C, Leasehold.



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Council Tax band: B

Tenure: Leasehold

- Stylish top floor apartment
- Wonderful views out
- Two double bedrooms
- Allocated parking space
- Virtual tour
- No upward chain

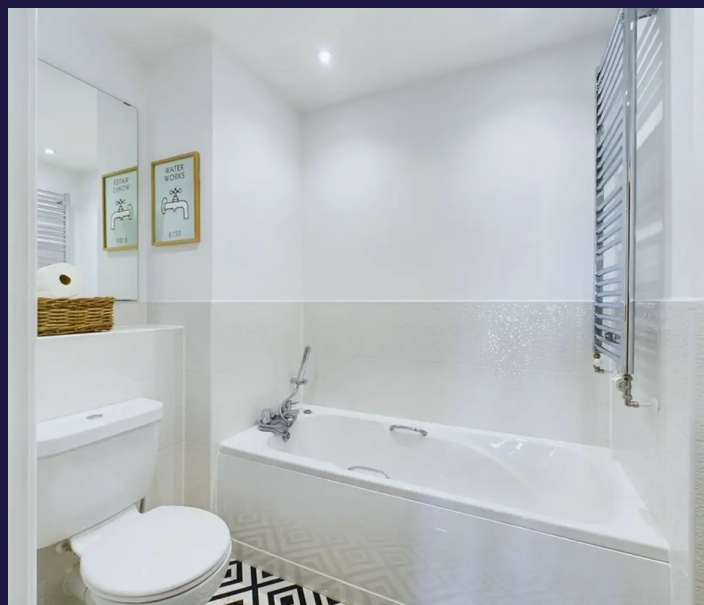


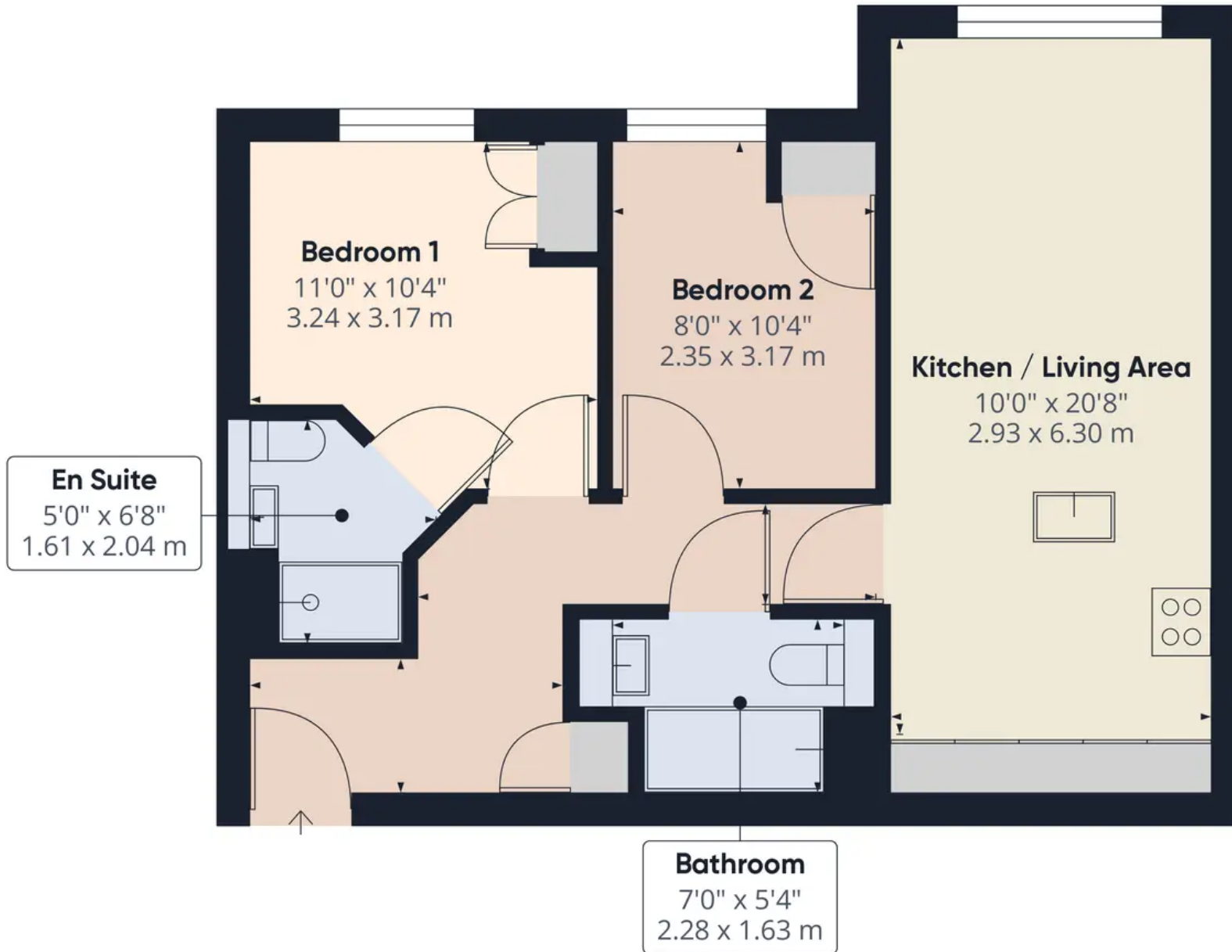
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Approximate total area⁽¹⁾

558.11 ft²

51.85 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.

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