



Northlands, Leyland

£1,395

Ben Rose Estate Agents are pleased to present this spacious and versatile four-bedroom detached home, situated in the heart of Leyland, Lancashire. This property offers an excellent opportunity for families, boasting well-proportioned living spaces and a convenient location. Nestled in a quiet residential area, the home enjoys easy access to local amenities, including reputable schools, supermarkets, and leisure facilities. For commuters, Leyland train station is just a short drive away, offering direct links to nearby cities. The M6 and M61 motorways are also within close reach, ensuring excellent connectivity across the region.

Upon entering the home, you are greeted by a welcoming entrance hall. The lounge flows seamlessly into a dining area, creating a bright and open space ideal for family gatherings or entertaining guests. An additional reception area that offers a flexible area that could serve as a additional lounge, home office or play room. The kitchen features ample counter space, perfect for preparing family meals. Adjacent to the kitchen is a convenient utility room, alongside a downstairs toilet, providing practicality for busy family life. Access to the integral garage is also available from the ground floor, adding to the property's functionality.

The first floor hosts four generously sized bedrooms, each offering ample natural light. The rooms provide flexibility for families, with potential uses ranging from children's rooms to guest accommodation or a home office. Completing this floor is a family bathroom and a separate toilet, ideal for easing morning routines in a bustling household.

Externally, the home boasts a driveway with space for up to two vehicles. The front garden adds a touch of greenery, enhancing the home's curb appeal. To the rear, a secluded garden offers a tranquil retreat, complete with a patio area for outdoor dining and a lawn space ideal for children or pets to play.













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