



Seymour Street, Chorley

£750 PCM

Ben Rose Estate Agents are pleased to present to the market this rental opportunity to acquire this two bed, mid terrace home situated within walking distance of Chorley town centre. The property is within commuting distance of all major northwest towns and cities via local motorways (M6 & M61) and benefits from good local schools, nurseries and amenities. Viewing at earliest convenience is highly recommended to avoid any potential disappointment.

Internally, you are welcomed into the lounge. The lounge offers spacious living and receives ample light from the front facing bay window. From here, you'll enter into the kitchen that comes fitted with an integrated hob/oven, complimentary work tops as well access to the first floor via the open staircase. Moving through the kitchen, you'll enter into the three piece family bathroom with an over the bath shower. There is also access to the yard from here.

Moving upstairs, you'll find two good sized bedrooms with the master spanning the width of the home whilst bedroom two benefits from internal storage.

Externally, to the front of the property is on-road parking, whilst to the rear is a good sized yard with access to the communal ginnel.







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We do our best to ensure that our sales particulars are accurate and are not misleading but this is for general guidance and complete accuracy cannot be guaranteed. We are not qualified to verify tenure of a property and prospective purchasers should seek clarification from their solicitor. all measurements and land sizes are quoted approximately. The mention of any appliances, fixtures and fittings does not imply they are in working order.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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