



26 Lyme Road, Penwortham, Preston, PR1 9ZJ

Price: £370,000

Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		

- Gas central heating
- Double glazing
- Two reception rooms
- High standard integrated kitchen
- Sought after location
- Attractive bathroom
- Situated in a cul de sac
- No Chain!

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FULL DESCRIPTION This excellent and family sized four bedroom detached house is situated on a cul de sac in a sought after modern development close to bus routes, supermarket and nearby local amenities. The home is seven years old and provides spacious living accommodation, four large bedrooms with master en suite. There are gardens, two car driveway and a garage. **NO CHAIN!**

BROADBAND COVERAGE BROADBAND

We are advised that the property can obtain Fibre to the Premises (FTTP)

MOBILE DATA

We are advised that you are likely to have mobile coverage

We would suggest that you also make your own enquiries as to Mobile Data coverage <https://checker.ofcom.org.uk/en-gb/mobile-coverage>

TENURE

The property is **Freehold**

COUNCIL TAX

Band E

ANNUAL COUNCIL TAX AMOUNT

£2,879

BROADBAND COVERAGE

We are advised that the property can obtain

MOBILE DATA

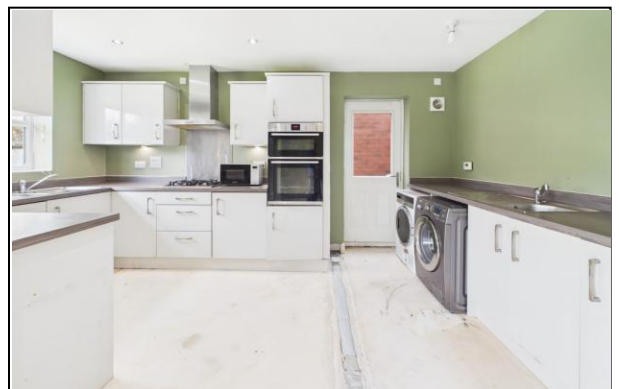
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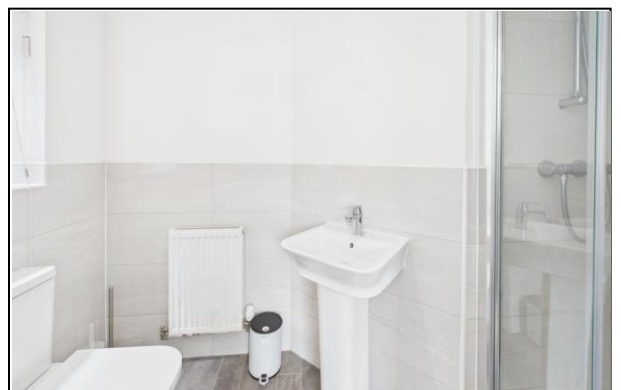
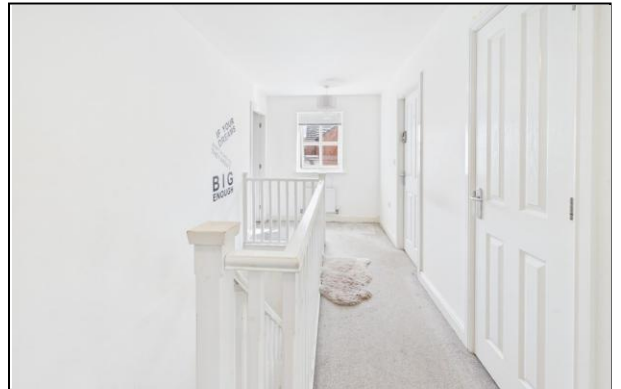
PLEASE NOTE

These particulars are believed to be correct but in no ways their accuracy guaranteed and they do not form part of any contract and neither do Tiger Sales & Lettings or the vendors accept any responsibility in respect of these particulars and any prospective purchaser must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate and for illustrative purposes only. Floor Plans are included as a service to our customers and is intended as a GUIDE TO LAYOUT ONLY. Digital images are reproduced for general information only and must not be inferred that any item shown is included for sale with the property. We have been unable to confirm if services / items in the property are in full working order. The property is offered for sale on this basis. Prospective purchasers are advised to seek expert advice where appropriate. We are only verbally informed by the vendor of the stated tenure details, therefore we advise any prospective purchaser to confirm the tenure details with their solicitor / legal representative.

24/08/2026



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