



97 Wellington Road, Ashton-On-Ribble, Preston, PR2 1BX
£1,050 Per Month

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Located in the sought-after area of Ashton-On-Ribble, Preston, this charming terraced house on Wellington Road offers a perfect blend of comfort and convenience for families. Spanning an impressive 1,066 square feet, the property boasts two spacious reception rooms, ideal for both entertaining guests and enjoying family time.

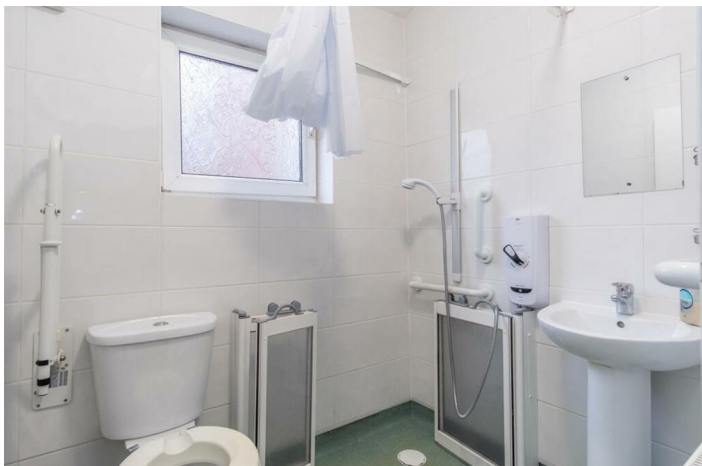
The house features four well-proportioned bedrooms, including three double rooms and a generous single, providing ample space for family members or guests. The property is equipped with gas central heating and double glazing, ensuring warmth and energy efficiency throughout the year.

Situated close to local amenities and excellent transport links, this home is perfectly positioned for easy access to everything you need. Whether you are looking for shops, schools, or parks, you will find them all within a short distance.

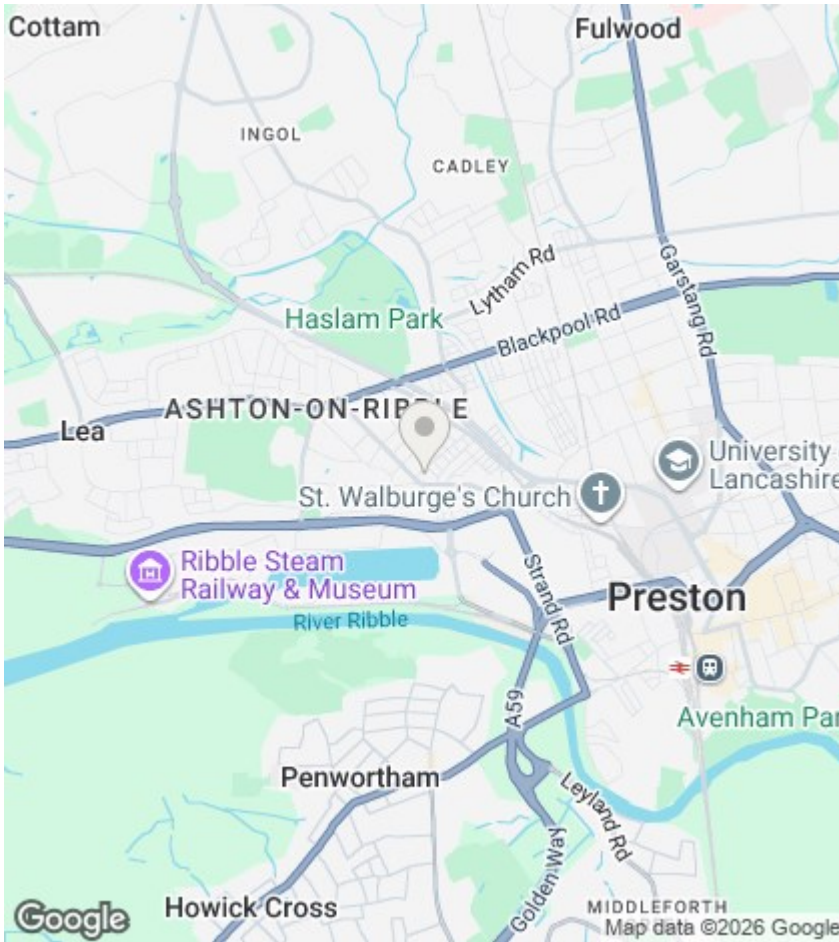
This delightful property is an excellent choice for families seeking a comfortable and practical living space in a vibrant community. With its appealing layout and prime location, it truly represents a wonderful opportunity to create lasting memories in a lovely home.



Council Tax Band: B







Directions

Viewings

Viewings by arrangement only. Call 01772 888 887 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		62	73
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	