

HOME  TRUTHS

Poplar Drive, Coppull

PR7 4LS





Charming end mews property in a popular residential area with two double bedrooms available with no upward chain on the Chorley Borough Council Low Cost Home Ownership Scheme.

Stroll from your allocated parking space to the main entrance and step into the vestibule and from there to the entrance hallway. The living room has gas fire in hearth and an internal hallway has access to the cloakroom comprising wash hand basin and wc.

To the rear, the dining kitchen comprises a range of wall and base units with gas hob, electric oven and grill, refrigerator, freezer and space, power and plumbing for additional appliances. Leading off is the conservatory with patio doors overlooking the garden.

Step outside onto the Indian stone sun terrace which leads down to the lazy lawn and handy storage shed and there is gated access to the side.

Back inside, stairs lead to the first floor landing with loft access. Bedrooms one and two are to the front and rear respectively with the bathroom in a wet room style with shower, wc and wash hand basin.

Do check your eligibility with Chorley Borough Council before calling to book your viewing. Council tax B, EPC to follow, Freehold.



### What is the Low Cost Housing Scheme?

The low cost housing scheme provides properties for sale, at a reduced price. 60% of market value.

### Who is the Scheme for?

The scheme is designed to assist people on low income to purchase a property. It is not aimed solely at first time buyers, but is open to anyone who meets the eligibility criteria.

### What are the Eligibility Criteria?

There are three criteria that prospective purchasers have to meet:

1. You must intend to use the property as your only or principal home.
2. You must, in the opinion of the Head of Housing, be in need of assistance through the scheme.
3. You must have close links with Coppull.

HOME  TRUTHS

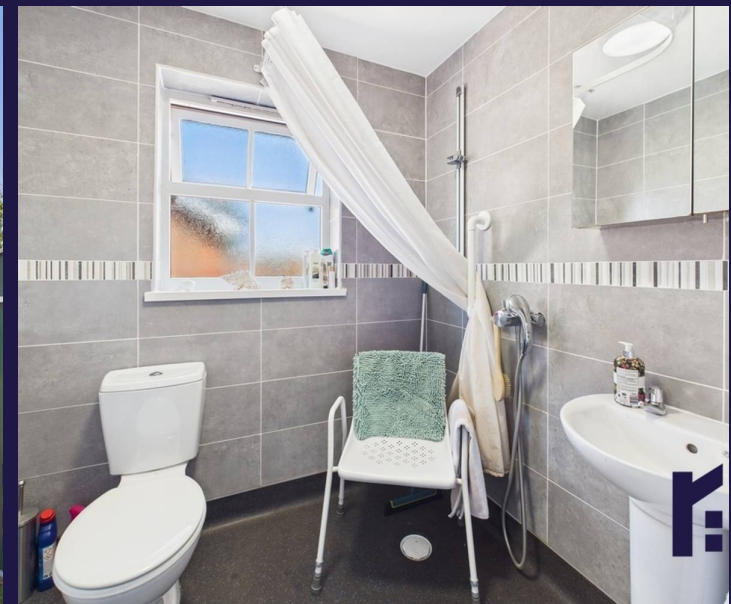
#### Eccleston Branch

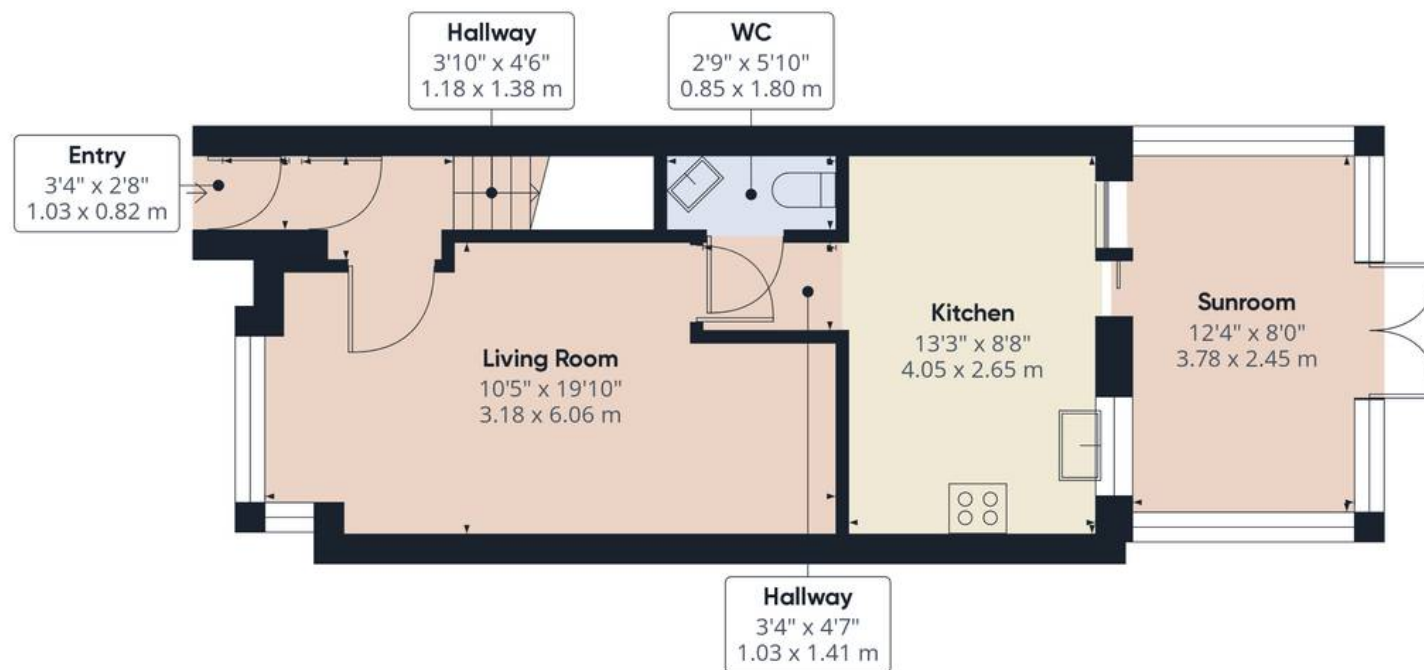
265 The Green, Eccleston, PR7 5TF  
01257 451673

#### Coppull Branch

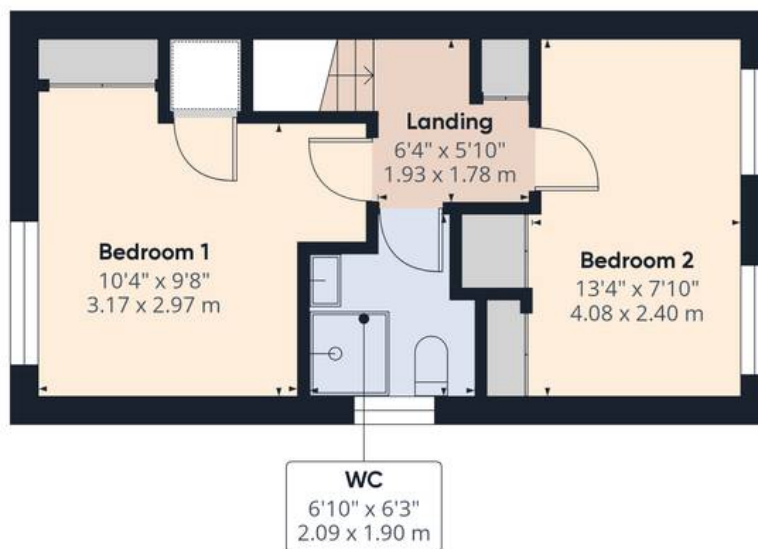
244 Spendmore Lane, Coppull, PR7 5DE  
01257 794588

[www.hometruthslancs.co.uk](http://www.hometruthslancs.co.uk)  
[office@hometruthslancs.co.uk](mailto:office@hometruthslancs.co.uk)





Floor 1



Floor 2

Approximate total area<sup>(1)</sup>

789.31 ft<sup>2</sup>

73.33 m<sup>2</sup>

(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.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360