



 **4**
Bedrooms

 **3**
Bathrooms

Tenure :
Freehold



A superb four bedroom semi detached home located in the much sought after area of Great Preston.

A rare opportunity to acquire this extended four bedroom semi-detached home, ideally situated on Whitehouse Lane in the highly sought after area of Great Preston.

Boasting generous living space both inside and out, this impressive property briefly comprises: a welcoming entrance hallway, spacious lounge, well-appointed kitchen, WC, utility room, conservatory, and an integral garage to the ground floor. To the first floor, a central landing provides access to a superb principal bedroom with en-suite facilities, three further well-proportioned bedrooms, and a modern family bathroom.

The home benefits from double glazing throughout, gas central heating, an open fire in the lounge, and a charming wood-burning stove in the kitchen, perfect for creating a warm and inviting atmosphere.

Externally, the property occupies an extensive plot. To the front, a gated driveway offers secure off-road parking, alongside delightful open views across surrounding fields. To the rear, you'll find a beautifully maintained garden, predominantly laid to lawn, complemented by attractive patio and decking areas, ideal for outdoor entertaining and relaxation.

This is a fantastic opportunity to purchase a spacious and versatile family home in a desirable location and is not to be missed.

For further information or to arrange a viewing, please contact Tudor Sales & Lettings on 0113 282 3056.

Kitchen 9' 16" x 17' 77" (3.15m x 7.14m)

Fitted with a range of wall and base units. Central island. Wood burning stove. Laminated worktops. Sink and tap. Integrated oven, gas hob with extractor over. Tiled splashback. Double doors open to the conservatory. Central heating radiator.

Lounge 11' 94" x 14' 60" (5.74m x 5.79m)

A stunning feature fireplace with hardwood surround and working open fire. Double glazed bay window to the front elevation. Picture rail. Central heating radiator.

Conservatory 17' 36" x 11' 99" (6.10m x 5.87m)

A spacious, light and airy conservatory with double doors that open to the rear garden.

Utility Room 8' 77" x 5' 31" (4.39m x 2.31m)

A range of wall and base units. Worktop space. Sink and tap. Central heating radiator. Tiled splashback. Door opens to the rear garden.

WC 2' 91" x 5' 77" (2.92m x 3.48m)

Tiled walls. Back to wall wc. Wash hand basin. Central heating radiator. Double glazed window.

Bedroom 1 8' 73" x 14' 67" (4.29m x 5.97m)

Double bedroom with double glazed window. Central heating radiator. Picture rail.

En-Suite 4' 98" x 8' 29" (3.71m x 3.17m)

Shower cubicle. Back to wall wc. Units incorporating a wash base unit. Central heating radiator. Double glazed window.

Bedroom 2 10' 30" x 11' 93" (3.81m x 5.71m)

Double bedroom with double glazed window. Central heating radiator. Storage cupboard. Picture rail.

Bedroom 3 10' 91" x 11' 85" (5.36m x 5.51m)

Feature decorative fireplace. Hardwood flooring. Double glazed window. Central heating radiator. Picture rail.

Bedroom 4 7' 41" x 6' 49" (3.17m x 3.07m)

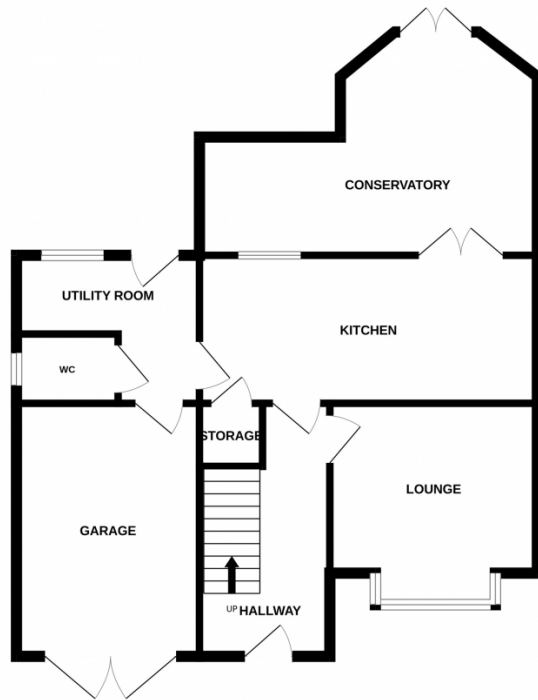
Double glazed window. Central heating radiator. Picture rail.

Bathroom 6' 44" x 5' 29" (2.95m x 2.26m)

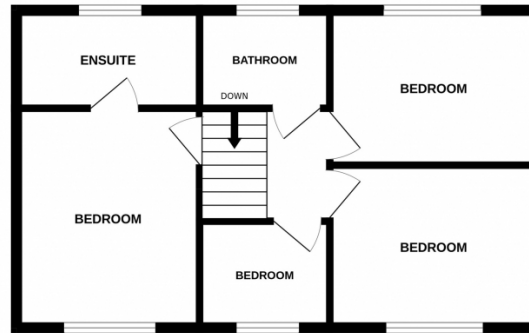
Bath. WC and a wash hand basin. Wash hand basin. Double glazed window.

Offers in excess of £375,000
Whitehouse Lane, Great Preston

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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