

# Property Details

14 Coniston Close, Longridge,  
Preston, Lancashire, PR3 3AU

OIRO **£189,950**





# Property Photos

14 Coniston Close, Longridge, Preston, Lancashire, PR3 3AU



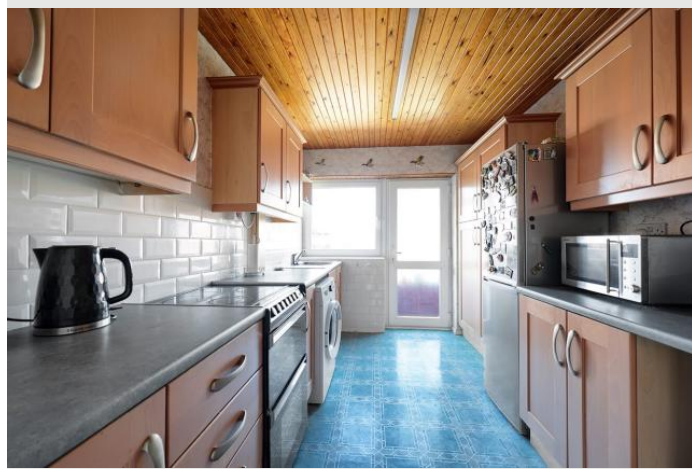
Creation Date

08/08/2026



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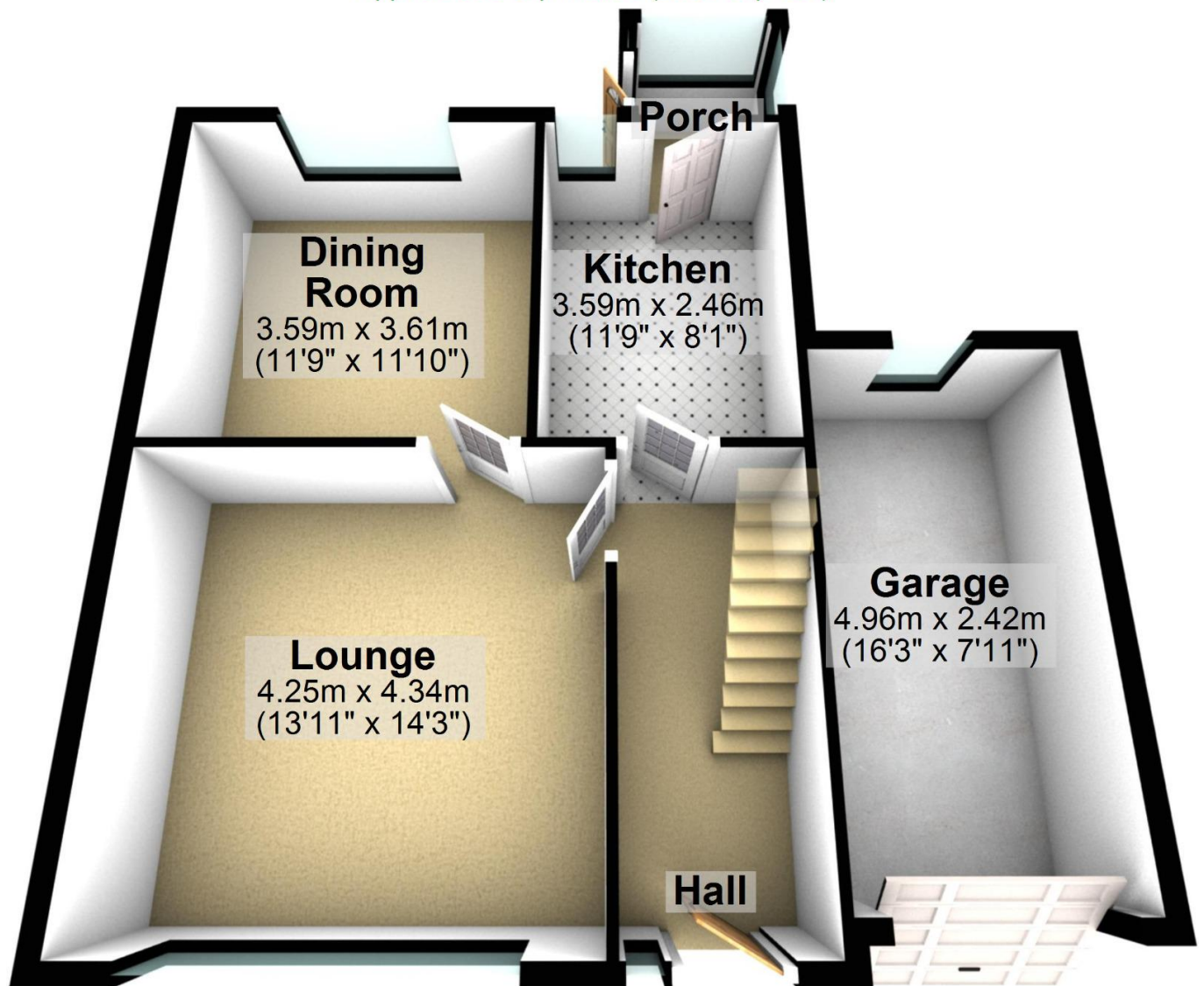


# Property Floor Plans

14 Coniston Close, Longridge, Preston, Lancashire, PR3 3AU

## Ground Floor

Approx. 63.5 sq. metres (683.1 sq. feet)



Total area: approx. 96.1 sq. metres (1034.5 sq. feet)

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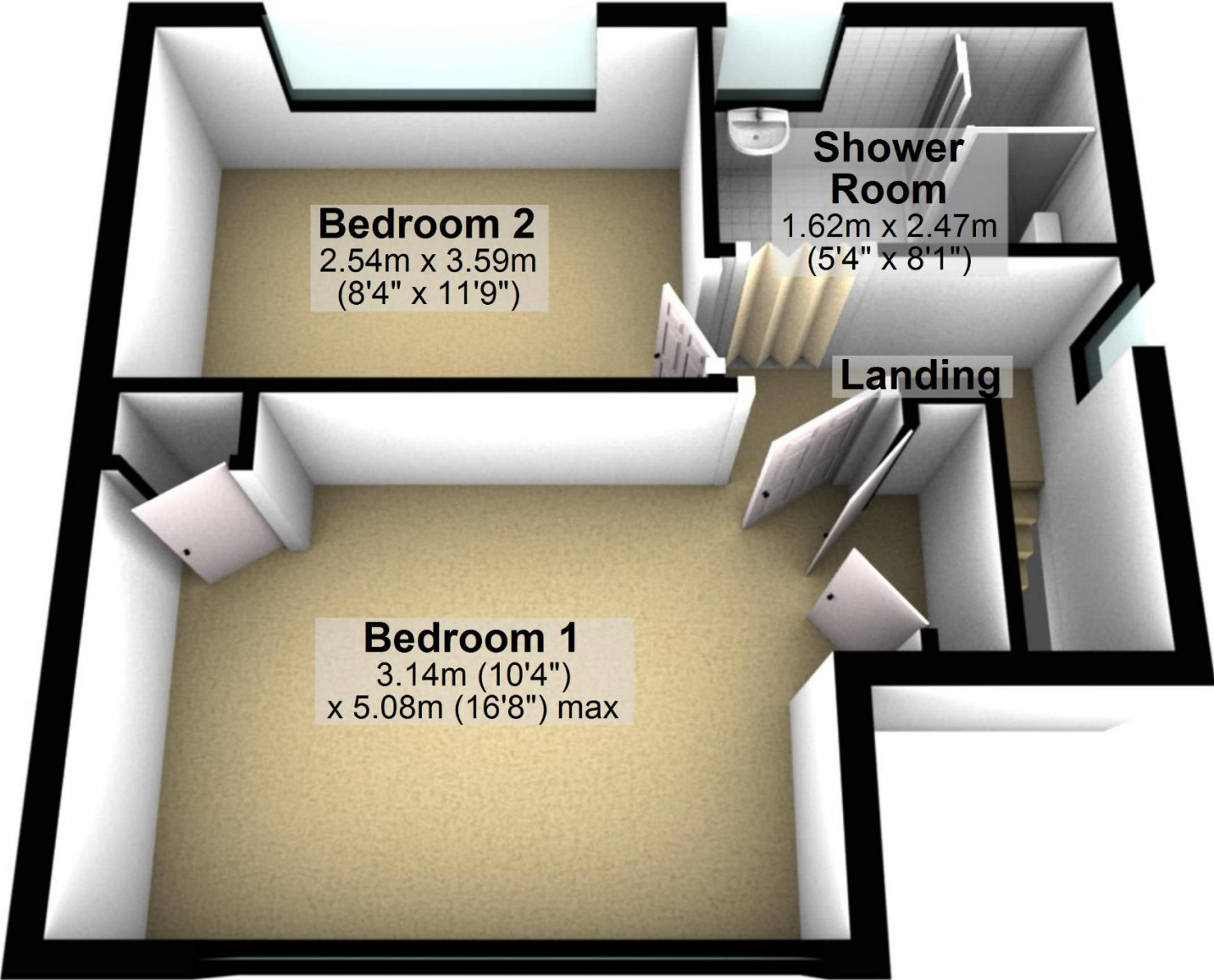
08/08/2026

# Property Floor Plans

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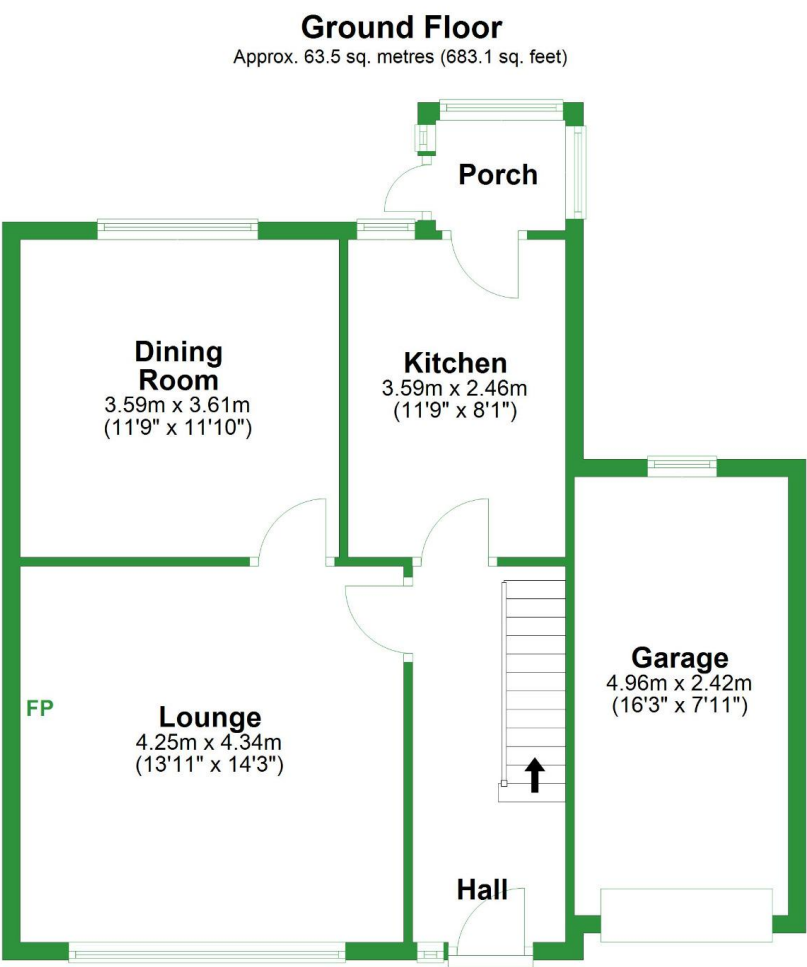
## First Floor

Approx. 32.6 sq. metres (351.4 sq. feet)



# Property Floor Plans

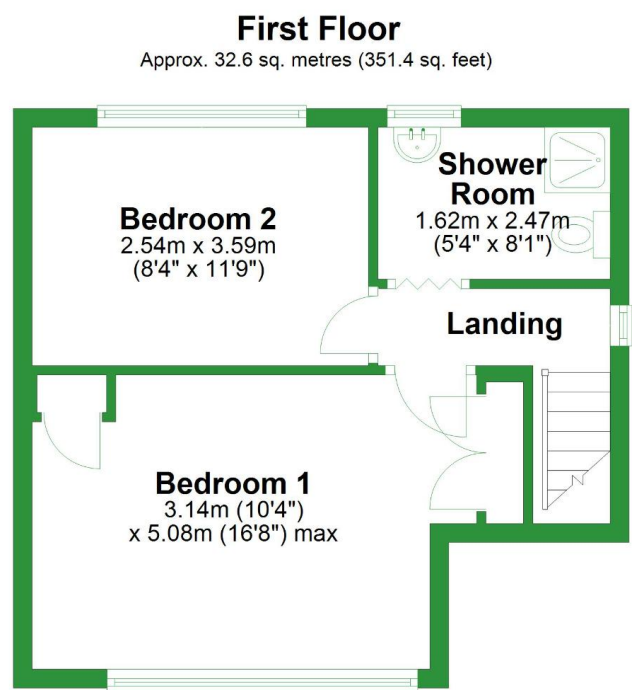
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Total area: approx. 96.1 sq. metres (1034.5 sq. feet)

# Property Floor Plans

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# Property EPC

14 Coniston Close, Longridge, Preston, Lancashire, PR3 3AU

5/8/26, 3:49 PM

Energy performance certificate (EPC) – Find an energy certificate – GOV.UK

Energy performance certificate (EPC)

|                                                      |                           |                                                                         |
|------------------------------------------------------|---------------------------|-------------------------------------------------------------------------|
| 14 Coniston Close<br>Longridge<br>PRESTON<br>PR3 3AU | Energy rating<br><b>D</b> | Valid until: 5 May 2036<br>Certificate number: 2190-8855-1060-4004-6105 |
| Property type                                        | Semi-detached house       |                                                                         |
| Total floor area                                     | 86 square metres          |                                                                         |

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

Energy rating and score

This property's energy rating is D. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+   | A             |         |           |
| 81-91 | B             |         | 81 B      |
| 69-80 | C             |         |           |
| 55-68 | D             | 66 D    |           |
| 39-54 | E             |         |           |
| 21-38 | F             |         |           |
| 1-20  | G             |         |           |

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:  
the average energy rating is D  
the average energy score is 60

<https://find-energy-certificate.service.gov.uk/energy-certificate/2190-8855-1060-4004-6105?print=true>

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# Property Info

14 Coniston Close, Longridge, Preston, Lancashire, PR3 3AU

## Property Type

House

## Property Style

Semi-Detached

## Bedrooms

2

## Bathroom

1

## Receptions

2

## Tenure Type

Not Specified

## Floor Area

1034

## Agency Type

Sole

## Parking

Garage

## Type

Sales

## Electricity

Mains Supply

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# Property Info

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|                            |
|----------------------------|
| Water Supply               |
| Mains                      |
| Sewerage                   |
| Mains Supply               |
| Heating                    |
| Gas Central                |
| Broadband                  |
| FTTC, FTTP                 |
| Accessibility              |
| -                          |
| Restrictions               |
| -                          |
| Condition                  |
| Some work needed           |
| Flooded In Last Five Years |
| No                         |
| Current Annual Ground Rent |
| -                          |
| Current Service Charge     |
| -                          |
| Rent Review Period (Year)  |
| -                          |

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|                                 |
|---------------------------------|
| Ground Rent Percentage Increase |
| -                               |
| Service Review Period (Year)    |
| -                               |
| Lease End Date                  |
| -                               |
| Price Qualifier                 |
| OIRO                            |
| Price                           |
| £189,950                        |
| Land Size                       |
| -                               |
| Age of Property                 |
| -                               |
| Year Built                      |
| -                               |
| New Home                        |
| No                              |

# Property Features

14 Coniston Close, Longridge, Preston, Lancashire, PR3 3AU

## Feature 1

Two Bedrooms

## Feature 2

Lounge With Open Fire

## Feature 3

Second Versatile Reception Room

## Feature 4

Two Well Proportioned Bedrooms

## Feature 5

Garage And Off-road Parking

## Feature 6

Low Maintenance Rear Garden

## Feature 7

Walking Distance To Local Shops

## Feature 8

Requires Modernisation Throughout

## Feature 9

Sought After Residential Area



# Property Description

14 Coniston Close, Longridge, Preston, Lancashire, PR3 3AU

## **Spacious Two-Bed Home with Garage& Garden in Sought-After Longridge Area**

Situated in the highly sought-after residential area of Longridge, this spacious two-bedroom property presents an excellent opportunity for buyers looking to modernise and add value. Ideally located within walking distance of local shops, schools, and amenities, the home combines convenience with the charm of a well-established community.

### Key Features

- Spacious two-bedroom property
- Sought-after residential area of Longridge
- Generous lounge with open fire
- Second reception room with flexible use
- Kitchen with excellent potential
- Two good-sized bedrooms
- First-floor shower room
- Garage and off-road parking
- Low-maintenance, well-kept rear garden
- Walking distance to local shops and schools
- Ideal opportunity for modernisation and value enhancement

### Agent's Perspective

The ground floor offers a generous lounge featuring an open fire, creating a warm and inviting focal point. A second reception room provides versatile living space and can be utilised as a formal dining room, home office, or even a third downstairs bedroom, depending on your needs. The kitchen, while in need of updating, offers great potential to be transformed into a modern and functional space.

Upstairs, the property comprises two well-proportioned bedrooms and a shower room. Externally, the home benefits from a garage and off-road parking, as well as a low-maintenance, well-maintained rear garden - perfect for relaxing or entertaining. Although the property would benefit from modernisation throughout, it offers fantastic scope for improvement and the chance to create a truly personalised home in a desirable

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location.

## Anti-Money Laundering (AML) Compliance

Please note that an Anti-Money Laundering (AML) check is required for all prospective buyers. A fee of 60 plus VAT per individual will be charged to cover the cost of this mandatory compliance process. This fee is non-refundable and must be paid prior to the commencement of the checks.

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