

# GUILDHALL

SALES & LETTINGS



## 16 The Mede

Freckleton, Preston, PR4 1JA

Offers Over £140,000



Nestled in a quiet residential cul-de-sac in the heart of Freckleton, this well-presented three-bedroom semi-detached home offers comfortable family living in a sought-after location.

The property features a spacious lounge and a modern fitted kitchen, providing the perfect space for everyday living and entertaining. Upstairs, there are three good-sized bedrooms and a family bathroom.

Externally, the home benefits from a private driveway providing off-road parking and a delightful rear garden, ideal for relaxing or family time outdoors.

Situated close to local amenities, schools, and transport links, this property combines village charm with convenient access to Preston and the Fylde Coast.



## Ground Floor

Reception Room 16'4" x 10'5" (5.0m x 3.2m)

Kitchen 16'4" x 8'10" (5.0m x 2.7m)

WC 6'2" x 6'2" (1.9m x 1.9m)

Bedroom One 13'5" x 10'5" (4.1m x 3.2m )

Bedroom Two 8'10" x 13'5" (2.7m x 4.1m)

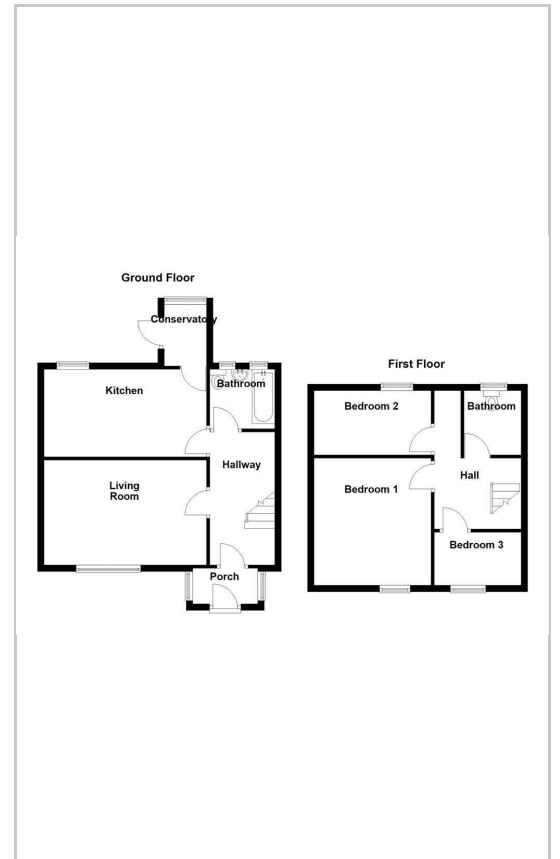
Bedroom Three 9'2" x 7'6" (2.8m x 2.3m )

Bathroom 5'2" x 2'7" (1.6m x 0.8m)

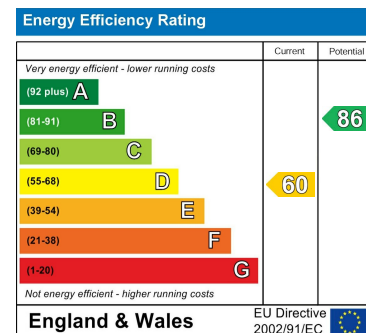
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

441 Blackpool Road, Preston, PR2 2LE

Tel: 01772769999 Email: <https://guildhalllettings.co.uk/>