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Hesketh Lane, Tarleton, PR4

Offers Over £499,995

5 3 3

- Private gated entrance with an expansive block-paved driveway
- Show-stopping open-plan kitchen/diner with underfloor heating, bespoke cabinetry, integrated appliances, and a large central island
- Five beautifully proportioned bedrooms
- Expansive south-facing rear garden with a beautifully maintained lawn and stylish decking
- Desirable village location within easy reach of excellent schools, local amenities, and convenient commuter routes
- Integrated double garage with convenient internal access, utility area
- Elegant yet cosy lounge with exposed brick fireplace, timber beams
- Elegant bathrooms including a sleek family suite and a stylish en-suite to the master bedroom
- High-end finishes including herringbone flooring, feature beams, and large windows
- For plenty of natural light



To view, please quote "LD1319"

This stunning five-bedroom detached family home in the heart of Tarleton perfectly combines classic character with modern elegance. Set behind private electric gates, it features a vast block-paved driveway and integrated double garage providing ample parking. Inside, light-filled rooms showcase stylish herringbone flooring, exposed beams, and a high-spec open-plan kitchen/diner with bespoke cabinetry, integrated appliances, and underfloor heating. The spacious lounge with an exposed brick fireplace offers a warm, inviting space. Upstairs, five generous bedrooms include a master with en-suite, alongside a modern family bathroom. The large south-facing garden provides a private, sunny retreat with beautiful countryside views. Additional highlights include double glazing, gas central heating, and proximity to excellent schools, local amenities, and commuter routes.



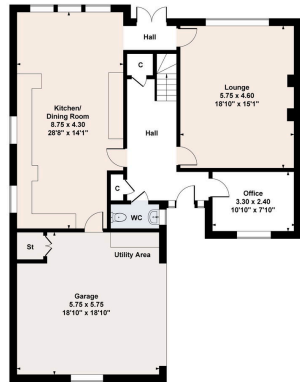


HESKETH LANE

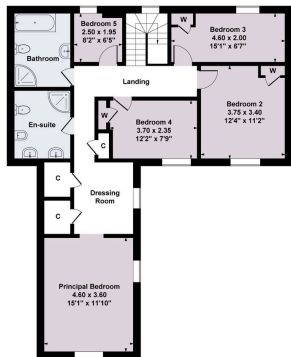
APPROXIMATE GROSS INTERNAL FLOOR AREA
 MAIN HOUSE = 1981 SQ FT / 184 SQ M
 GARAGE = 355 SQ FT / 33 SQ M
 TOTAL = 2336 SQ FT / 217 SQ M

Measured In accordance with RICS guidelines Every attempt is made to ensure accuracy, however all measurements are approximate.

This floor plan is for illustrative purposes only and is not to scale.



Ground Floor



First Floor



Energy Efficiency Rating

	Current	Potential
Very energy efficient – lower running costs		
(92 plus) A		
(81-91) B		87
(69-80) C	80	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient – higher running costs		
England & Wales	EU Directive 2002/91/EC	