



FREEHOLD

Bungalow - Detached

LINDEN LEA DOCTORS LANE, PRESTON, PR4 6HU

Offers Over

£500,000

FEATURES



Wainwright and Edwards

Estate Agents - Letting Agents - Property Management

3 Bedroom Bungalow - Detached located in Preston

A rare opportunity to acquire a substantial detached bungalow with a range of outbuildings on a substantial plot circa 1.07 acres on secluded rural lane close to Tarleton Village. The bungalow in need of updating comprises large reception hall, three double bedrooms, lounge, home office, dining kitchen, large utility room, bathroom, wc and conservatory. Outside there is a substantial driveway affording parking for multiple vehicles and providing access to a large garage and two large workshops with separate tool store. At the rear of the property there is a formal garden laid to lawn with patio area and mature herbaceous borders. Viewing strongly advised. NO CHAIN!

Call us on

01772-814863

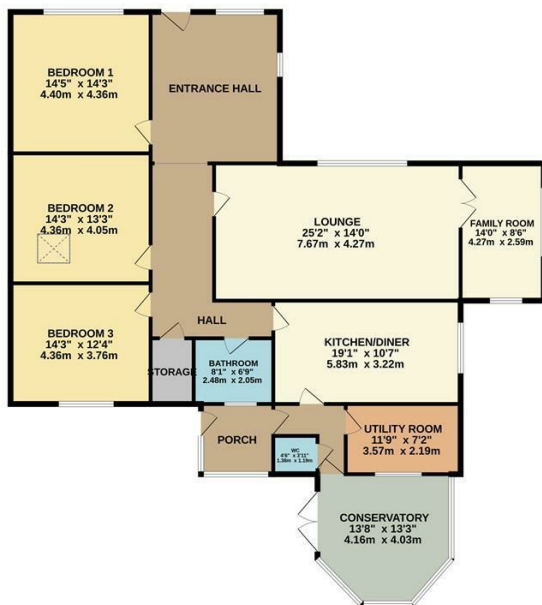
info@wainwrightandedwards.co.uk

<http://www.we-estateagents.com/>

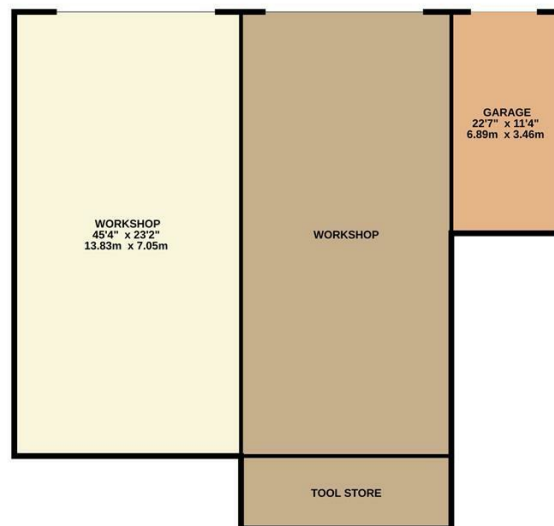
Council Tax Band

E

GROUND FLOOR
2024 sq.ft. (188.1 sq.m.) approx.



1ST FLOOR
2440 sq.ft. (226.7 sq.m.) approx.



DETACHED BUNGALOW

TOTAL FLOOR AREA: 4464 sq.ft. (414.7 sq.m.) approx.

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.
Made with Metropix ©2025

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	54	71
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

Wainwright and Edwards
Estate Agents - Letting Agents - Property Management