



**Brook Court, 13 Dorman Close, Ashton-on-Ribble, Preston,  
PR2 2BG**  
Offers Over £110,000

- Open Living/Dining Area
- Parking Spaces At The Front

- Fully Electric
- Two Bedrooms

- EPC Grade C

Viewings:

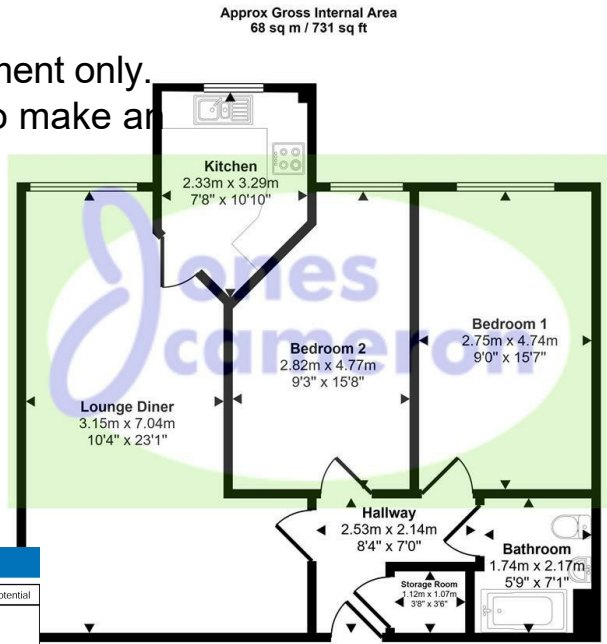
Viewings by arrangement only.  
Call 01772 888887 to make an appointment.

Council Tax Band:

B

EPC Rating:

C



| Energy Efficiency Rating                    |                            | Current | Potential |
|---|----------------------------|---------|-----------|
| Very energy efficient - lower running costs |                            |         |           |
| (92 plus) A                                 |                            |         |           |
| (81-91) B                                   |                            |         |           |
| (69-80) C                                   |                            | 71      | 73        |
| (55-68) D                                   |                            |         |           |
| (39-54) E                                   |                            |         |           |
| (21-38) F                                   |                            |         |           |
| (1-20) G                                    |                            |         |           |
| Not energy efficient - higher running costs |                            |         |           |
| England & Wales                             | EU Directive<br>2002/91/EC |         |           |

For illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate. No responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

