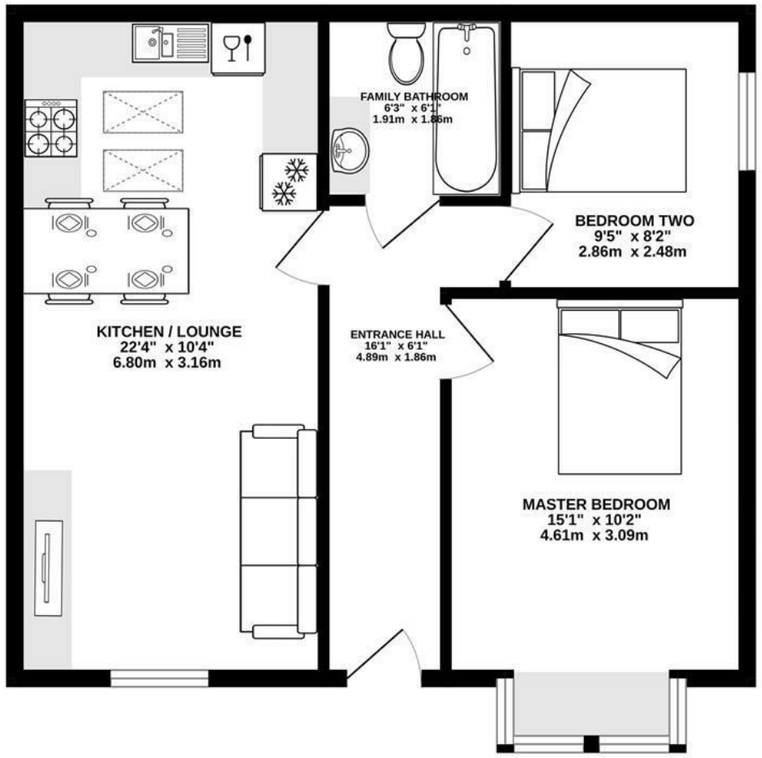
GROUND FLOOR
562 sq.ft. (52.2 sq.m.) approx.



TOTAL FLOOR AREA : 562 sq.ft. (52.2 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.
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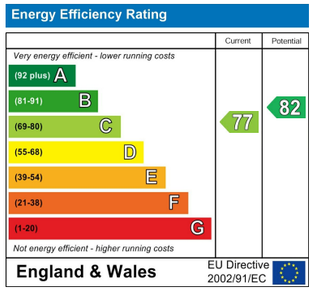
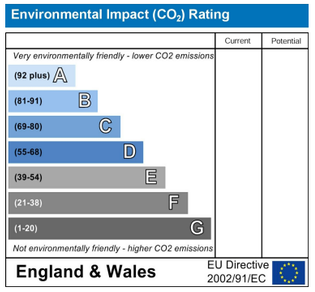
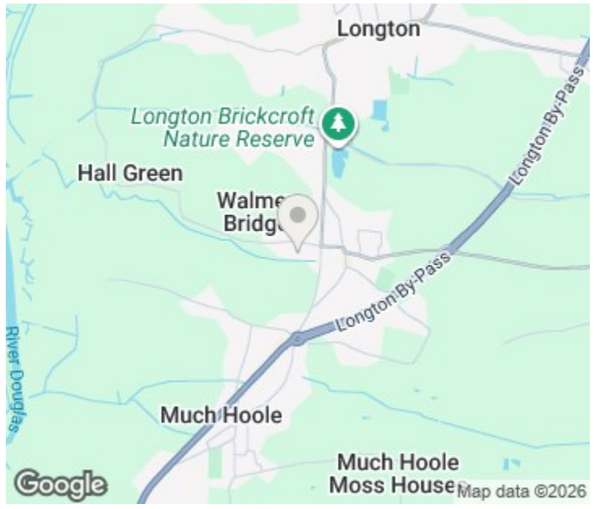
We do our best to ensure that our sales particulars are accurate and are not misleading but this is for general guidance and complete accuracy cannot be guaranteed. We are not qualified to verify tenure of a property and prospective purchasers should seek clarification from their solicitor. all measurements and land sizes are quoted approximately. The mention of any appliances, fixtures and fittings does not imply they are in working order.







BEN ROSE

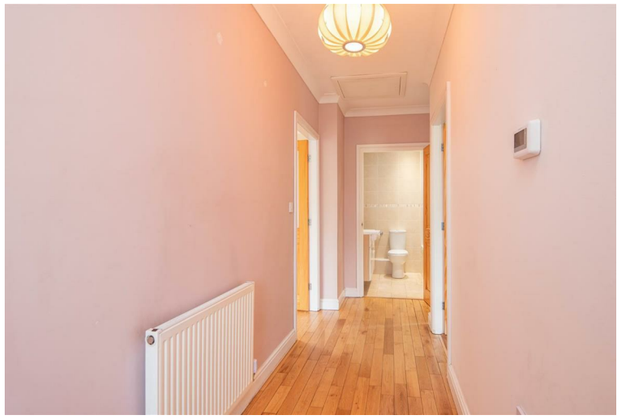
Nursery Gardens, Longton, Preston — Offers Over £189,950

Ben Rose Estate Agents are pleased to present to market this beautifully presented two-bedroom bungalow, located in the highly desirable village of Longton, Lancashire. This delightful home is perfectly suited for couples or families seeking single-level living in a peaceful yet well-connected setting. Situated on a quiet residential street, the property offers a harmonious blend of comfort, modern style, and convenience. Longton itself is a charming village with a strong sense of community, boasting a variety of local shops, cafés, schools, and scenic countryside walks. For those needing to commute, excellent travel links are within easy reach — including access to the A59, which connects to the M6 and M65 motorways. Preston City Centre is less than 15 minutes away by car, while reliable bus routes offer regular services into nearby towns and villages.

As you enter the home, you are welcomed into a bright and inviting entrance hallway that sets the tone for the rest of the property. The heart of the home is the impressive open-plan kitchen, lounge and dining area – a contemporary space ideal for both relaxing and entertaining. The kitchen, that has a pair of skylights above is fitted with sleek, modern units, integrated appliances, and ample worktop space, making it as practical as it is stylish. The spacious lounge and dining area benefits from plenty of natural light, offering a comfortable and sociable environment for everyday living. The layout flows effortlessly, creating a true sense of openness throughout the home.

Continuing through the property, you'll find two generously sized bedrooms, both tastefully decorated and flooded with natural light. Whether used as double bedrooms, a guest room or home office, the space is flexible to suit a variety of needs. A well-appointed, modern family bathroom completes this home, featuring a contemporary suite and stylish tiling.

T 01772 737 873 | W WWW.BEN-ROSE.CO.UK | E LONGTON@BEN-ROSE.CO.UK | 178 LIVERPOOL ROAD, LONGTON PR4 5PB



BEN ROSE