

FOR SALE

92, Bullrush Meadow, Standish, WN6 0WH

REGAN & HALLWORTH  
The Professional Estate & Letting Agents

ESTD  
1996



## 92, Bullrush Meadow, Standish, WN6 0WH

Contemporary 3 bed semi-detached house with premium plot & show home interior



- Sleek & Stylish semi-detached home
- Three bedrooms / Ensuite to master
- Integrated appliances
- All furniture available by negotiation
- Impeccably presented throughout
- Upgraded kitchen diner
- Generous gardens & driveway
- 825 SQ.FT. / No chain delay

Enviably positioned on a highly sought-after modern development built by Bloor Homes, this immaculate semi-detached home occupies one of the finest plots for its type, boasting a generous driveway and a larger-than-average rear garden. Finished to an exceptional show home standard throughout, the property offers approximately 825 sq ft of well-designed living space. Available with no onward chain, there is also the option to acquire the furniture by separate negotiation—making this an ideal turnkey opportunity for first-time buyers or young families looking to step onto the property ladder with ease and style.

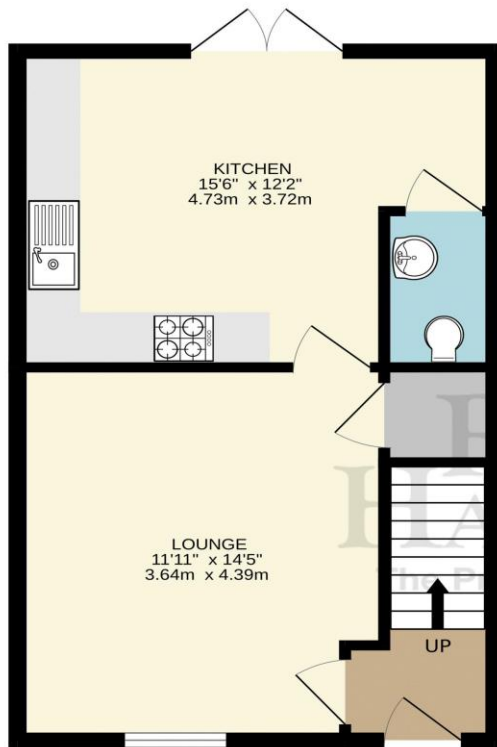
The interior is light, contemporary and impeccably finished, with the current owners having further enhanced the home through a series of high-quality upgrades. These include stylish herringbone LVT flooring to the kitchen and bathrooms and an upgraded kitchen layout with additional units and a range of integrated appliances including a dishwasher and fridge freezer—creating a sleek and highly functional heart to the home. Arranged over two floors, the accommodation briefly comprises a welcoming entrance hallway leading into a beautifully presented main lounge, alongside a stunning open-plan kitchen diner to the rear, complete with integrated appliances, low-level spot lighting and French doors opening directly onto the garden—perfect for modern living and entertaining. A useful utility area and downstairs WC/cloaks complete the ground floor. Upstairs, there are three well-proportioned and tastefully presented bedrooms, including a principal bedroom with en-suite shower room, alongside a contemporary family bathroom.

Externally, the property continues to impress with a spacious driveway to front and side providing ample off-road parking, while the rear garden—larger than typically found with similar homes—is mainly laid to lawn and enjoys a sunny south-westerly aspect, perfect for making the most of afternoon and evening sunshine.

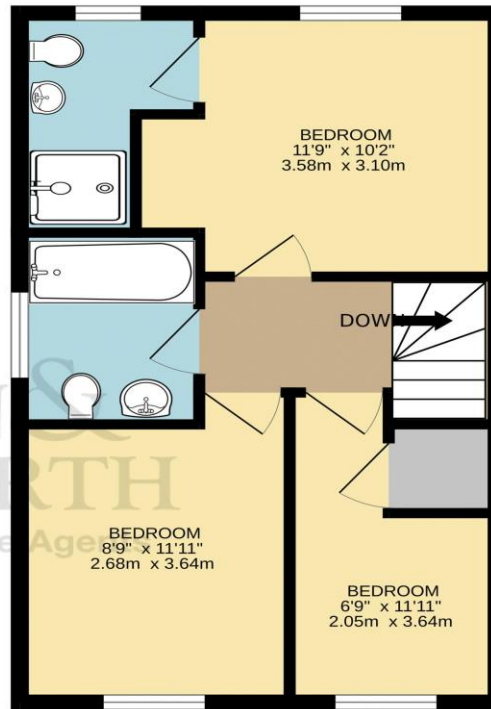




**GROUND FLOOR**  
413 sq.ft. (38.3 sq.m.) approx.



**1ST FLOOR**  
413 sq.ft. (38.3 sq.m.) approx.



**TOTAL FLOOR AREA : 825 sq.ft. (76.7 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.  
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**Tenure** - Regan & Hallworth have not had sight of the title documents; therefore, the buyer is advised to obtain verification from their solicitor or surveyor. **Council Tax** - You are advised to contact the local authority for further details. **Wigan:** 01942 244991 | **West Lancashire:** 01695 585258 | **Chorley:** 01257 515151. If there is any point of particular interest to you, please contact us and we will be pleased to check the information for you.

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