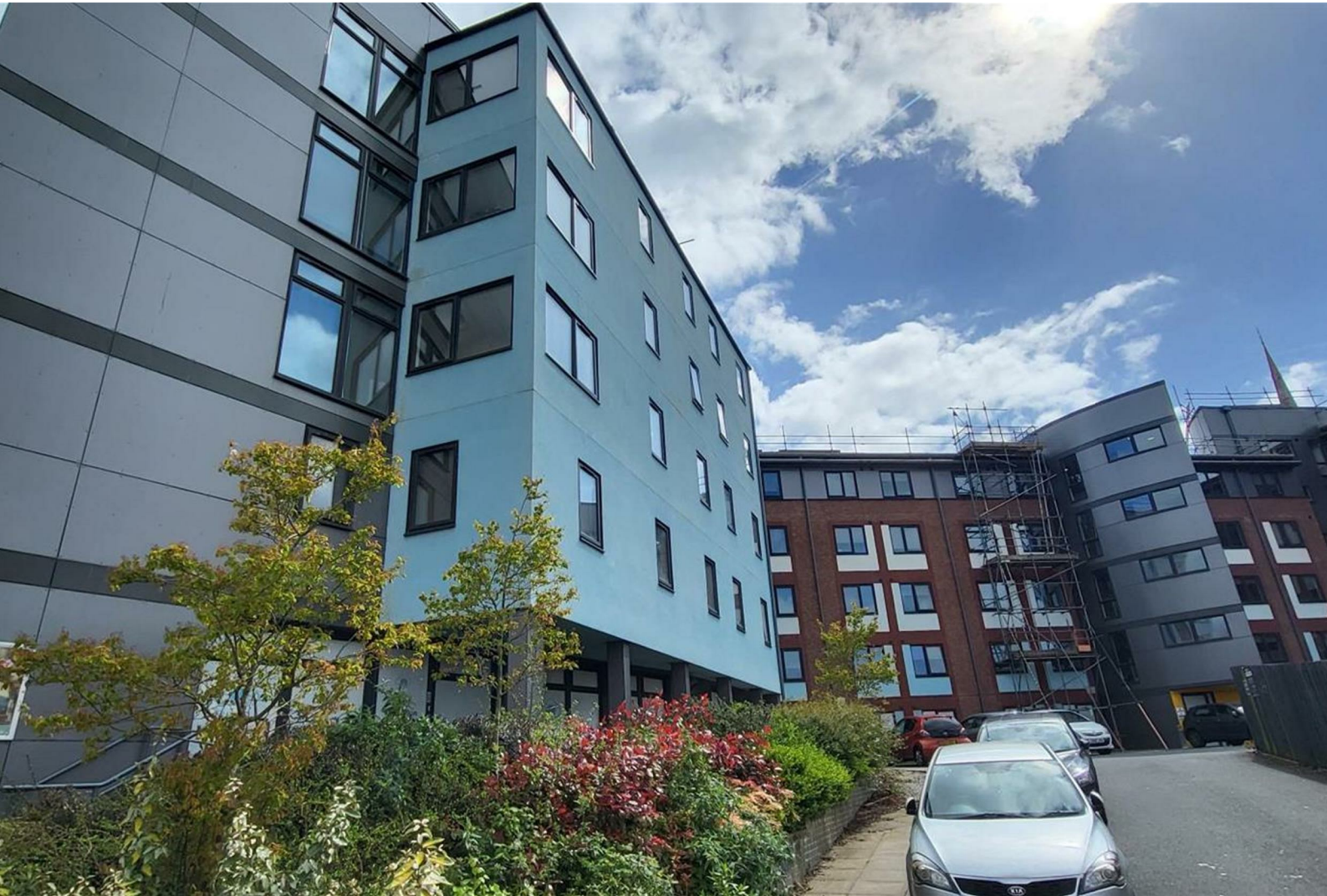


GUILDHALL

SALES & LETTINGS



129 Fylde Road

, Preston, PR1 2XP

Offers Over £10,000

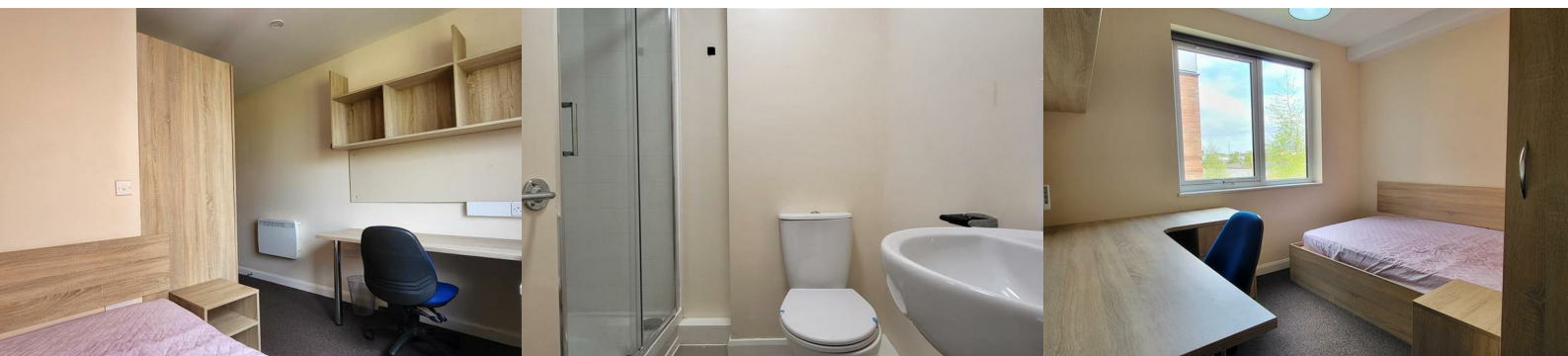


****SOLD WITH A SITTING TENANT GENERATING £100 PER WEEK FROM MAY 2025 - JULY 2026****

Guildhall sales & lettings are proud to present to the market this one-bedroom student apartment located on Fylde Road in Preston. This delightful property is perfect for those searching for a great investment opportunity.

Situated close to the university and within walking distance to the town centre, this property offers not just a place to live but a lifestyle for those students that choose to reside here. The excellent location ensures convenience and accessibility to all amenities, making daily life a breeze.

This property has many boxes ticked, including a shared kitchen and communal areas such as a gym, games room, cinema room and laundry room. Everything you would need is right here on site!



Bedroom 9'7 x 9'3 (2.92m x 2.82m)

Double glazed window, electric radiator, ceiling spot lights, built in storage with built in office space and desk, access into En-suite.

En Suite 5'6 x 4'6 (1.68m x 1.37m)

Laminate flooring, shower cubicle, wash basin with tiled splash back and toilet.

Shared Kitchen

Fitted with a range of high gloss wall and base units with laminate work surfaces and tiled splashbacks, sink, drainer and mixer tap, electric hob with an electric oven and extractor hood, space for fridge and freezer, vinyl flooring.

Agents Notes

Jubilee Court features accommodation for over 240 students across 20 studios and 226 en-suite rooms. These fully furnished lockable en-suite rooms provide a great space for students to get the most from their University of Central Lancashire experience. Jubilee Court is just a short distance to UCLan main campus and to the Students Union bar, putting it at the heart of the university community.

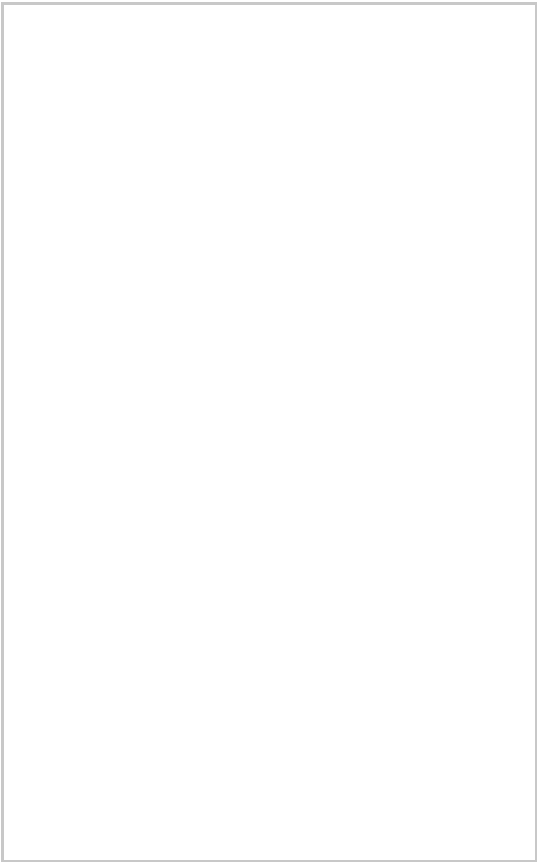
Each room and studio comes fully furnished and features desk, chair, bed and access to the well equipped shared kitchens around clusters of 5 rooms.

Jubilee Court features great communal shared spaces, with games such as pool, table tennis and a cinema space. In addition super fast broadband is available throughout (240MB/s).

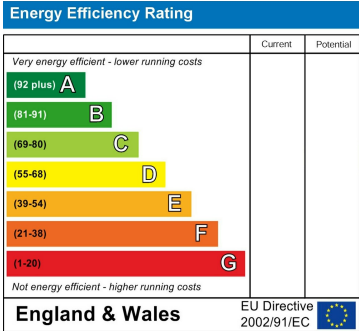
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.