



redrose

32 Jersey Fold

Buckshaw Village, Chorley, PR7 7AA

A spacious two-bedroom top floor apartment situated on the popular Jersey Fold development in Buckshaw Village. Occupying a quiet position within an exclusive block of just six apartments, the property enjoys attractive views over beautifully maintained communal gardens.

Asking Price Of £130,000

EPC Rating 'TBC'

Internally, the accommodation is generously proportioned throughout and briefly comprises two well-sized bedrooms, with the principal bedroom benefiting from an en-suite shower room, a separate modern bathroom, and a large open-plan kitchen, dining and living area ideal for contemporary living.

Externally, the property also benefits from allocated parking.





Property Description

A spacious two-bedroom top floor apartment situated on the popular Jersey Fold development in Buckshaw Village. Occupying a quiet position within an exclusive block of just six apartments, the property enjoys attractive views over beautifully maintained communal gardens. Internally, the accommodation is generously proportioned throughout and briefly comprises two well-sized bedrooms, with the principal bedroom benefiting from an en-suite shower room, a separate modern bathroom, and a large open-plan kitchen, dining and living area ideal for contemporary living. Externally, the property also benefits from allocated parking.

HALLWAY

Welcoming entrance hallway featuring a wooden front door, storage heater, ceiling light point, door-entry intercom system, loft hatch providing additional storage space, and access to all rooms.





LOUNGE/DINER

30' 7" x 15' 10" (9.34m x 4.85m) A spacious and bright open-plan living and dining area with three double-glazed windows allowing plenty of natural light. Benefiting from two heaters, ceiling light point, TV and BT connection points, and open access to the kitchen.

KITCHEN

16' 1" x 8' 11" (4.92m x 2.73m) Beautifully refitted contemporary kitchen finished with contrasting solid beech worktops. Comprising a stainless steel sink unit, electric hob, oven, extractor hood, recessed downlighting, and space for a fridge freezer and washing machine. Double-glazed window overlooking the rear aspect.



BEDROOM ONE

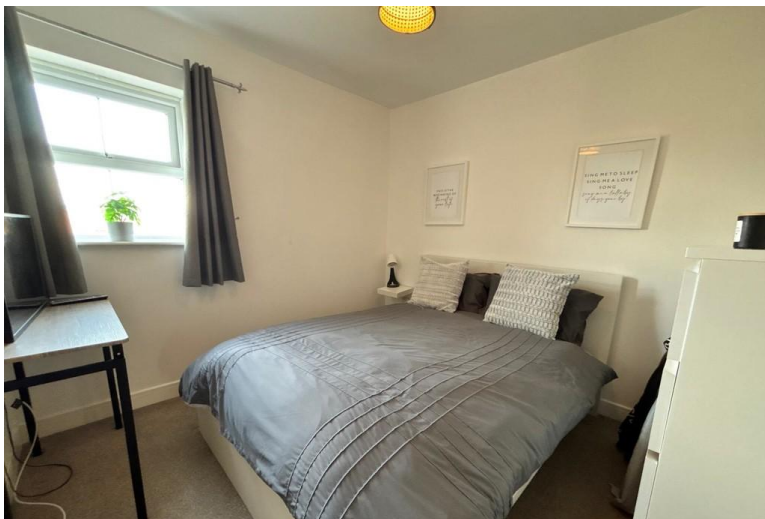
16' 1" x 9' 5" (4.92m x 2.88m) Generous double bedroom with double-glazed window, Creda wall-mounted heater, ceiling light point, and direct access to the en-suite shower room.

ENSUITE

6' 2" x 5' 10" (1.88m x 1.79m) Modern en-suite fitted with a WC, wash hand basin, shower cubicle, heated towel rail, vinyl flooring, recessed downlighters, and extractor fan.

BEDROOM TWO

16' 4" x 7' 3" (4.99m x 2.22m) Second well-proportioned bedroom featuring a double-glazed window, Creda wall-mounted heater, ceiling light point, built-in cupboard housing the water tank.



BATHROOM

8' 4" x 6' 7" (2.55m x 2.03m) Stylish bathroom with double-glazed window, laminate flooring, recessed downlighters, WC, wash hand basin, panelled bath, and heated towel rail.

PARKING

PARKING

Large rear parking area providing both allocated resident parking and additional visitor parking spaces.

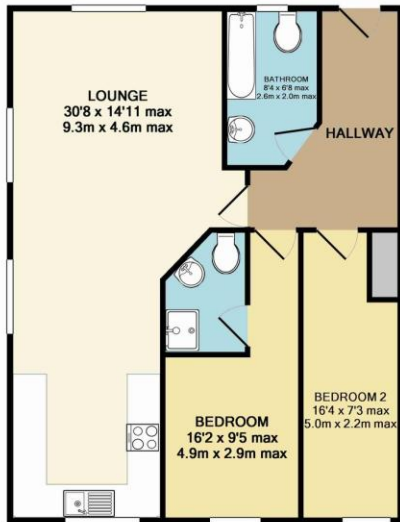


LEASE

A 125 year lease that began in 2004.

Ground rent £154 per year

Service charge £1350 per year



TOTAL APPROX. FLOOR AREA 715 SQ.FT. (66.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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 ©2014

Redrose
 15 Barnes Wallis Way
 Buckshaw Village
 Chorley
 Lancs

www.redrosepm.co.uk
sales@redrose.co.uk
 01772 456558

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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