



10 Park Lodge, Beardwood

£750 pcm

A luxury apartment located on the first floor of an exclusive development of 18 units by Pringle Homes, situated in this sought after residential area of Beardwood, convenient for all local amenities but also all surrounding towns and the motorway network. The accommodation is appointed to high standards and has an open plan living area with a large picture window with excellent outlooks and a fully fitted kitchen with a range of appliances and fitted units. There are two bedrooms (one with a four piece en-suite bathroom) and a three piece shower room. The block is serviced by a lift and there is a secure underground parking space.



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LOCATION

From Blackburn town centre leave on Preston New Road and continue through the traffic lights at Revidge towards Beardwood. Turn right into Beardwood and the block of apartments are immediately on the left hand side.

ACCOMMODATION

ENTRANCE HALL

Built in storage cupboard, storage heater

OPEN PLAN LOUNGE AND KITCHEN

26' 9" x 9' 9" (8.15m x 2.97m) PVC double glazed feature window, storage heater, wall and floor units, built in double oven, hob, extractor, dishwasher, stainless steel single drainer sink unit, laminate flooring

BEDROOM ONE

14' 5" x 8' 9" (4.39m x 2.67m) Night storage heater, PVC double glazed window

EN SUITE FOUR PIECE BATHROOM

9' 4" x 5' 9" (2.84m x 1.75m) Panelled bath, shower attachment, walk in shower, wash basin, WC, panel heater, tiled floor

BEDROOM TWO

12' x 8' 1" (3.66m x 2.46m) PVC double glazed window, panel heater

THREE PIECE SHOWER ROOM

7' 6" x 3' 11" (2.29m x 1.19m) Walk in shower, wash basin, WC, tiled walls and floor, panel heater

OUTSIDE

Underground parking, visitor parking



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Score	Energy rating	Current	Potential
92+	A		
81-91	B	84 B	85 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		