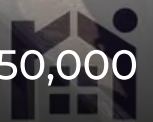


Rectory Close, Croston

PR26 9SH

£250,000





Beautifully presented three bedroom semi detached property with driveway parking and modern kitchen and bathroom in the heart of the village within easy reach of all amenities, countryside walks and in the catchment area for excellent schools. To the front the double driveway leads past the low maintenance garden bordered by mature hedging to the composite front door. Step into the welcoming hallway with understairs storage and from there into the reception rooms with reception one with gas fire to the rear overlooking the garden through patio doors, and reception two to the front. The kitchen comprises a range of wall and base units with integrated appliances including Zanussi induction hob with extractor over, Zanussi double electric oven and grill, fridge, freezer and space, power and plumbing for other appliances. Outside, the side pathway leads to the detached storage with power and light. The west facing rear garden is a lovely place to relax and benefits from a spacious seating area and lawn with well stocked borders. Back inside, carpeted stairs lead to the first floor landing with ladder access to the boarded loft with light. Bedroom one is to the front with views over to Croston church, with bedroom two a second double to the rear. Bedroom three makes a perfect office for those needing to work from home more often. The elegant bathroom has fully tiled flooring and elevations, window with integrate blinds, p shaped bath with mixer shower over, wash hand basin on floating vanity unit and wc. Double glazed with gas central heating powered by a Main combi boiler, decorated in neutral colours throughout and ready to move in to, this is a lovely place to call home.



Beautifully presented three bedroom semi detached property with spacious driveway parking and modern kitchen and bathroom in the heart of the village within easy reach of all amenities, countryside walks on the doorstep and in the catchment area for excellent schools.

Council Tax band: C

Tenure: Freehold

- Three bedrooms
- Beautifully presented
- Modern kitchen
- Elegant bathroom
- West facing garden
- Driveway parking



Eccleston Branch

265 The Green, Eccleston, PR7 5TF
01257 451673

Coppull Branch

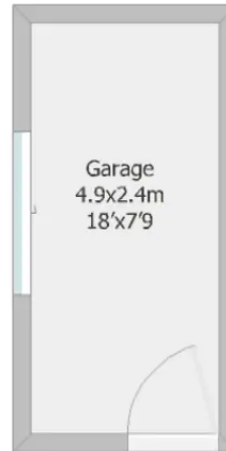
244 Spendmore Lane, Coppull, PR7 5DE
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Rectory Close

Ground Floor
54.1 sq m (approx)
582.3 sq f (approx)



First Floor
28.6sq m (approx)
307.8 sq f (approx)



Plan is for illustrative purposes only and is not to scale. Plan drawn by RoomSketch