

Northlands, Leyland

PR26 7XR



£165,000



Charming two bedroom semi detached property on a quiet cul de sac in a popular residential area close to town centre amenities, primary transport routes and excellent schools. To the front the driveway can accommodate up to three vehicles and leads to the detached garage, with power and light, and the main entrance. Step into the vestibule and from there to the spacious living room. To the rear, the breakfast kitchen has Karndean flooring, a range of wall and base units, induction hob, double electric oven and grill and space, power and plumbing for appliances. Leading off is the conservatory which currently enjoys life as a dining room. Externally the good sized garden has Indian stone sun terrace and lazy lawn, meaning that you can enjoy being outside without having to cut the grass. To the first floor the loft is boarded with a light and ladder, and there are two double bedrooms. The family bathroom comprises fully tiled elevations and flooring, bath with screen and shower attachment, wc and wash hand basin. The property also has current planning permission for a two storey side extension 07-2022-00969-HOH.



Charming two bedroom semi detached property on a quiet cul de sac in a popular residential area close to town centre amenities, primary transport routes and excellent schools. The property also has current planning permission for a two storey side extension 07-2022-00969-HOH.

Council Tax band: B

Tenure: Freehold

- Semi detached property
- Two double bedrooms
- Conservatory
- Cul de sac location
- Plenty of parking
- Low maintenance garden

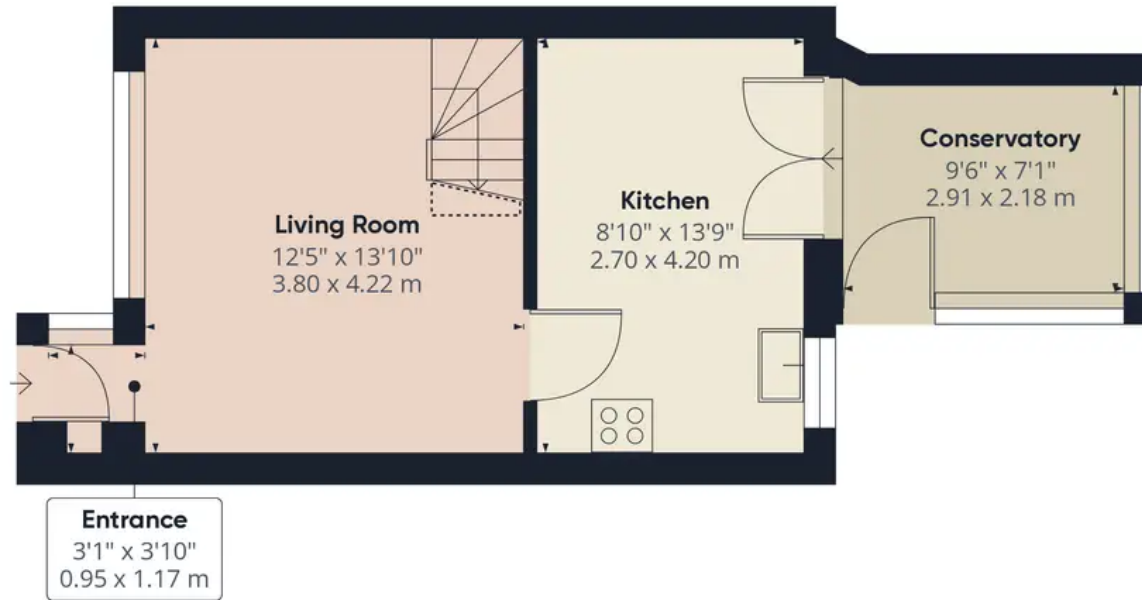


Eccleston Branch
265 The Green, Eccleston, PR7 5TF
01257 451673

Coppull Branch
244 Spendmore Lane, Coppull, PR7 5DE
01257 794588

www.hometruthslancs.co.uk
office@hometruthslancs.co.uk





Floor 1 Building 1

Approximate total area⁰

824.83 ft²

76.63 m²

Reduced headroom

7.2 ft²

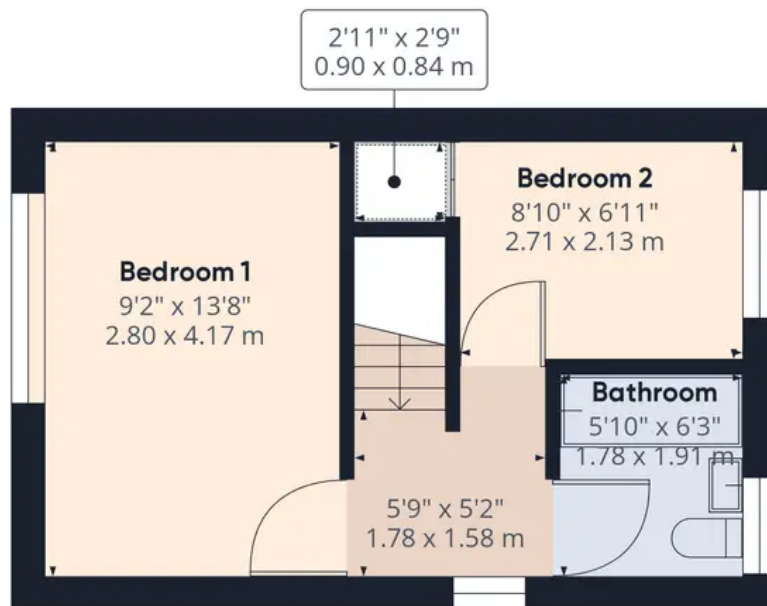
0.67 m²

Excluding balconies and terraces

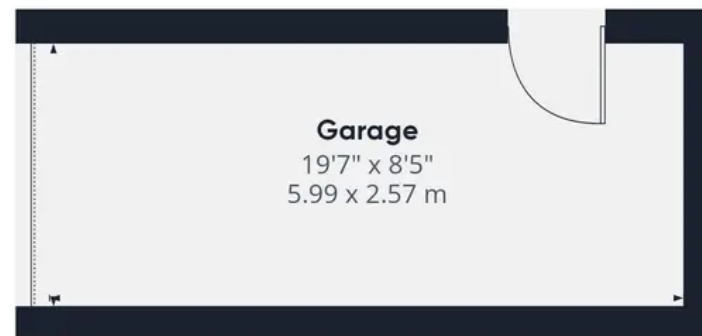
Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Floor 2 Building 1



Floor 1 Building 2