



redrose

16 Townsend Drive

Buckshaw Village, Chorley, PR7 7JL

Absolutely stunning three bedroom, detached family home that has been immaculately maintained and upgraded by the current vendors. This beautiful home has a stunning throughout with South facing, landscaped garden, ample parking and upgrades to include refitted kitchen, new boiler, refitted carpets ...

Asking Price Of £275,000

EPC Rating '79'





Property Description

ENTRANCE HALLWAY

Newly fitted, high quality, double glazed door to the front, single radiator, tiled flooring, smoke alarm and stairs leading to the first floor.

LOUNGE

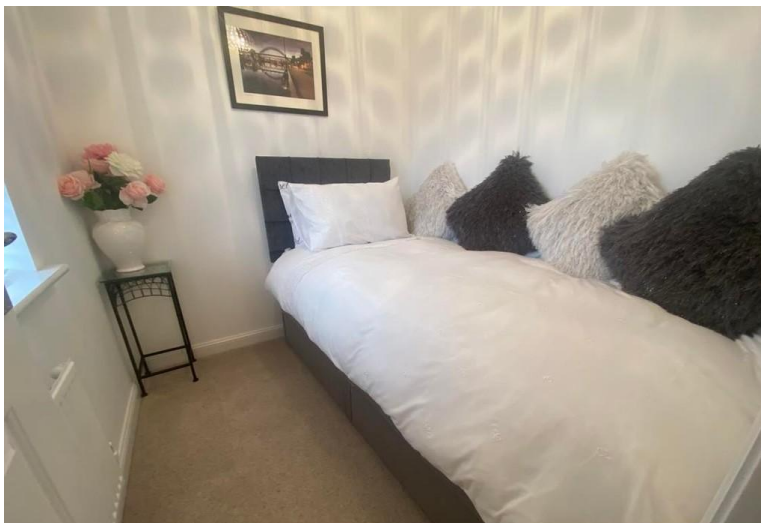
(4.90m (16'1") X 2.97m (9'9")) Two double glazed windows to the front with high quality shutters and double glazed patio doors leading out into the South facing rear garden. Two single radiators and feature fireplace with electric fire insert, TV point.

KITCHEN/BREAKFAST ROOM

(4.78m (15'8") X 4.37m (14'4"))

Absolutely stunning kitchen refitted just 18 months ago with a wide range of fitted wall and base units in white gloss with quartz worktops, deep pan drawers, Belfast sink with mixer tap and drainer, integrated fridge/freezer, oven and 5 ring hob with extractor fan over. Storage cupboard with space for tumble dryer and washing machine. Two double glazed windows





to the front and single radiator. Breakfast bar. Door to cloakroom. Downlights throughout.

CLOAKROOM

(1.37m (4'6") X 0.91m (3'0"))

Double glazed window to the rear. Single radiator, ceiling light point, low level WC and a hand basin.

MASTER BEDROOM

(2.62m (8'7") X 3.89m (12'9"))

great size bedroom with fitted, mirrored wardrobes, two double glazed windows to the front, ceiling light point and a single radiator.



EN SUITE

(2.03m (6'8") X 1.14m (3'9"))

Refitted en suite with double glazed window to the side, low level WC, hand basin, double shower cubicle, tiled splash backs and flooring and shaver point.

BATHROOM

(2.03m (6'8") X 1.68m (5'6"))

Double glazed window to the rear, low level WC, hand basin and a freestanding bath. Tiled splash backs.

BEDROOM 3

(1.93m (6'4") X 2.03m (6'8")) Double glazed window to the rear, ceiling light point and a single radiator.



BEDROOM 2

(2.77m (9'1") X 2.97m (9'9"))

Two double glazed windows to the front, single radiator, storage cupboard and built in wardrobes. Loft access point to boarded loft with a loft ladder and the loft has a light.

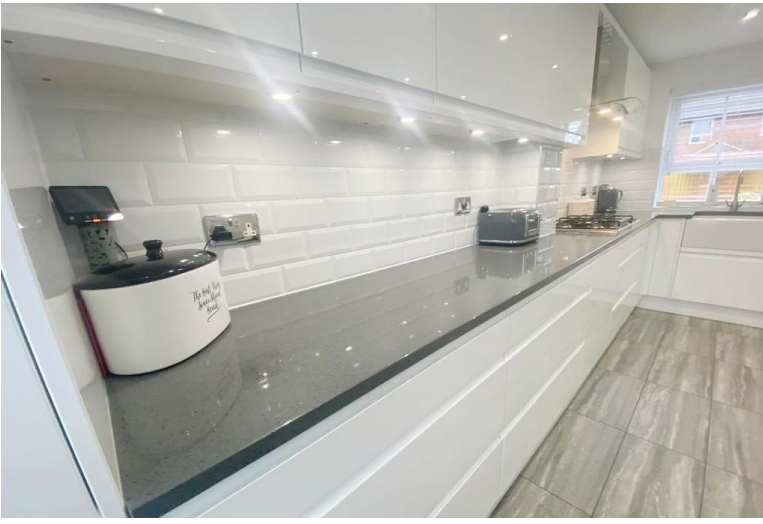
DRIVEWAY

To the side of the property with parking for two cars. There is further parking to the front of the property.

GARDEN

Beautiful landscaped south facing rear garden with well stocked and established borders, large laid lawn area, patio area and outside lighting. The garden is fully enclosed with a side access gate and has multiple external power points. The garden shed will be included in the sale price.







GROUND FLOOR
492 sq.ft. (45.7 sq.m.) approx.

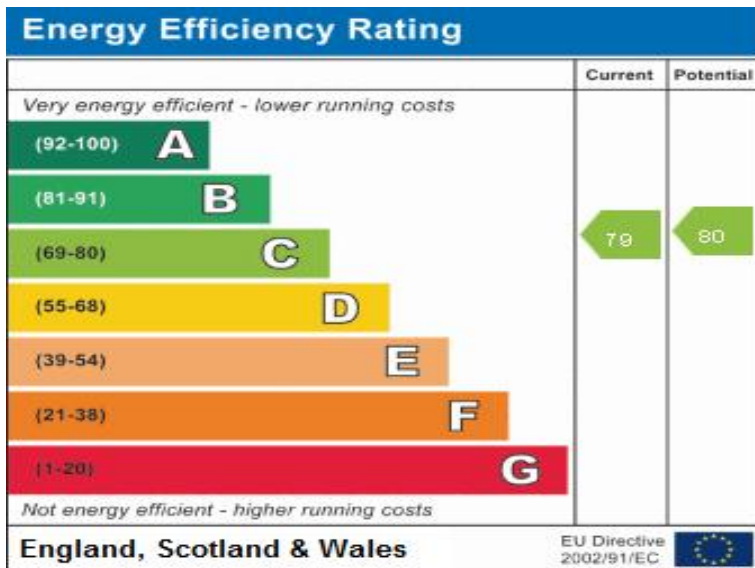


1ST FLOOR
446 sq.ft. (41.4 sq.m.) approx.



TOTAL FLOOR AREA: 938 sq.ft. (87.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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.
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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