

HOME  TRUTHS

Walgarth Drive, Chorley

PR7 2QW

  
£315,000



Beautifully presented and sumptuous three bedroom semi detached property on a corner plot in a popular and sought after residential area, close to town centre amenities, schools and primary transport routes. The driveway can accommodate two vehicles and leads to both the larger than average detached garage and the main entrance. Step into the vestibule and from there to the welcoming hallway. The elegant living room has gas fire in cast iron hearth with the dining room also having the potential to be a third bedroom. The breakfast kitchen comprises a range of wall and base units with integrated appliances including induction hob, microwave, electric oven and grill and dishwasher, along with breakfast bar and unit lighting. Completing the ground floor is the Bedroom two overlooking the garden with built in storage and the shower room with mixer shower in walk in cubicle, wash hand basin on marble topped vanity, wc, tiled elevations and ladder heated towel rail. Externally the property has a delightfully private and south facing courtyard garden with well stocked borders and courtesy door to the garage which has electric up and over door and benefits from space, power and plumbing for additional appliances. Back inside, stairs lead to the first floor landing with airing cupboard housing the Worcester combi boiler. The dressing room could easily be configured as a bedroom, and the fabulous master bedroom has en suite with bath, rainfall mixer shower in cubicle, wc, ladder heated towel rail and wash hand basin on marble topped vanity. With 1400 square feet of accommodation, this is a first class family home.

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Council Tax band: C

Tenure: Freehold

- Beautiful family home
- Versatile accommodation
- Three bedrooms
- Two bathrooms
- 1400 square feet
- Popular residential location



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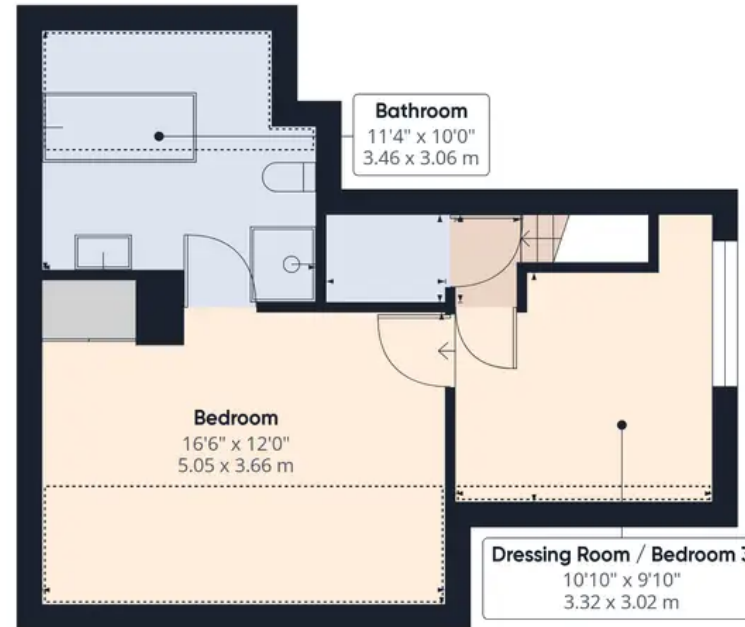
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Floor 1 Building 1



Floor 2 Building 1



Floor 1 Building 2

Approximate total area<sup>(1)</sup>

1408.3 ft<sup>2</sup>

130.84 m<sup>2</sup>

Reduced headroom

153.39 ft<sup>2</sup>

14.25 m<sup>2</sup>

(1) 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.

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