

HOME  TRUTHS



Mavis Drive, Coppull

PR7 5AF

 £165,000



Good sized semi detached property brimming with potential with three double bedrooms, large gardens to the front and rear and over 900 square feet of accommodation. Within easy reach of schools and village amenities this family home is available with no upward chain. The driveway can accommodate two vehicles and leads past the lawn with mature hedging to the main entrance. Step into the spacious hallway and from there to the large living room to the front with open fire. To the rear the dining kitchen comprises a range of wall and base units with space and power for appliances. Leading off is the utility/cloakroom with space, power & plumbing for additional appliances and wc. Step outside into the substantial rear garden which is mainly laid to lawn, bordered by mature planting and having upper and lower terraces. This is the perfect place in which to relax and entertain or watch the children play. Back inside, stairs lead to the first floor landing with loft access and linen cupboard. All bedrooms can accommodate a double with the largest being to the front. The bathroom operates as a wet room with mixer shower in cubicle, wc and wash hand basin. With refurbishment and some tlc this could be your perfect home.

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Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Semi detached property
- Three double bedrooms
- Large gardens to the front and rear
- Plenty of potential
- Virtual tour
- No upward chain

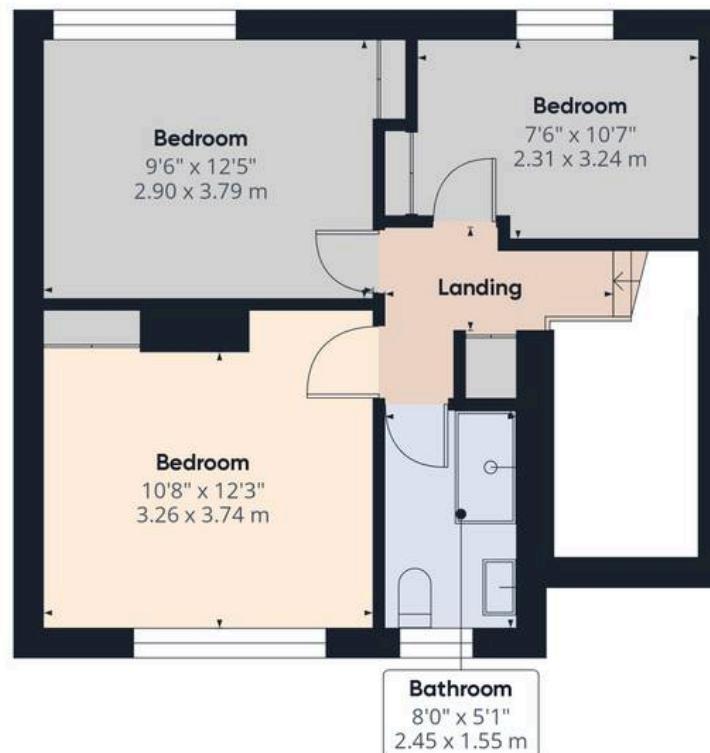


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Approximate total area<sup>(1)</sup>

936.05 ft<sup>2</sup>  
86.96 m<sup>2</sup>

Reduced headroom  
0.97 ft<sup>2</sup>  
0.09 m<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom  
..... Below 5 ft/1.5 m

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

Calculations are based on RICS IPMS 3C standard.

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