



25 Hardcastle Road, Preston, PR2 3DP

Asking price £122,500

Highgate Homes are proud to present this deceptively large 2 bedroom terraced house for sale on Hardcastle Road, Preston. This well presented home briefly consists of a well-sized, fully carpeted reception with feature fire place, a well-sized dining kitchen with a good range of wall and base units with full wooden laminate flooring, a large master bedroom, second bedroom and a tastefully decorated 4-piece bathroom. To the rear, the property benefits from a good-sized back garden.

Ideal for first time buyers or rental investment, this well presented terraced home is ideally placed for access into Preston city centre, UCLan & a variety of shops with the added bonus of excellent transport links via Blackpool Road & Garstang Road.

It won't be on the market for long so call Highgate Homes on 01772 651165 as soon as possible to arrange a viewing!

*EPC TO FOLLOW

Reception

12'5" x 12'5" (3.80 x 3.80)



A well-sized, fully carpeted reception with double panel radiator on the rear aspect & UPVC window towards the front aspect. Room for the whole family!

Kitchen / Dining Area

15'7" x 14'9" (4.75 x 4.50)



A tastefully decorated, large kitchen and dining area with full wooden laminate flooring with UPVC window towards the rear aspect. The door at the rear aspect leads into the back garden.

Bedroom 1

12'5" x 12'5" (3.80 x 3.80)



A well-sized, fully carpeted master bedroom with plenty of room for a double bed & supporting furniture. Double panel radiator and UPVC window towards the front aspect.

Bedroom 2

10'3" x 10'5" (3.13 x 3.18)



A good-sized, fully carpeted second bedroom with room for a double bed. Whilst this is currently being used as a child bedroom, this could also make an excellent study, nursery or room for extra storage. Double panel radiator and UPVC window towards the rear aspect.

Family Bathroom

4'11" x 13'3" (1.50 x 4.05)



A well-presented family bathroom with bath, shower, sink & toilet with a single UPVC window towards the rear aspect.

Back Garden

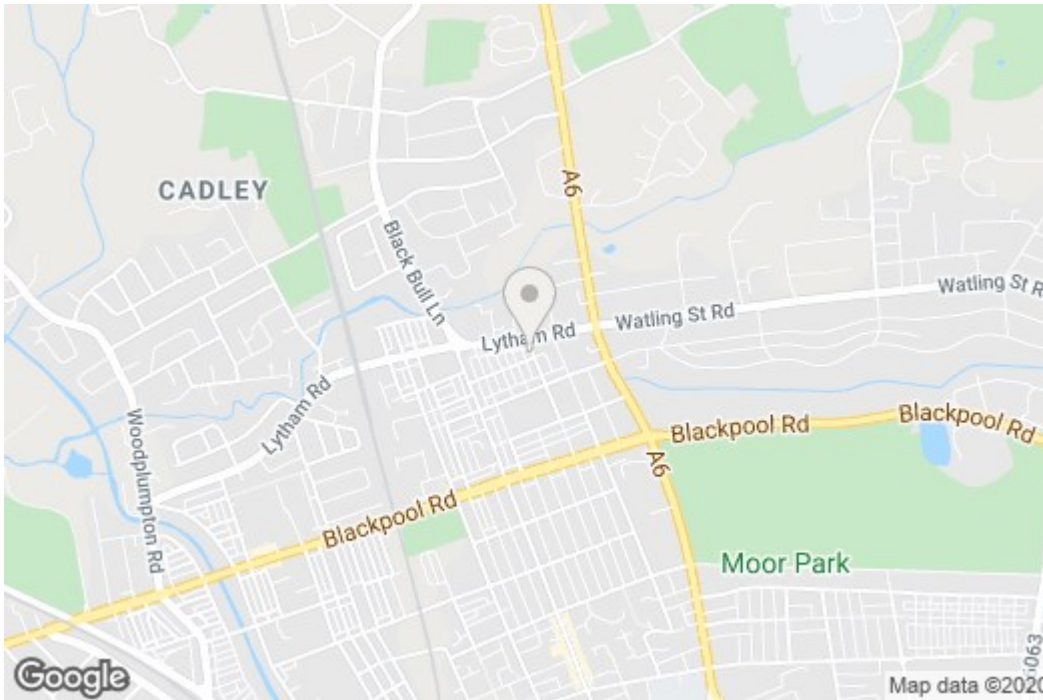


A well-sized back garden comprising a grass lawn with room for storage or a great space for entertaining.

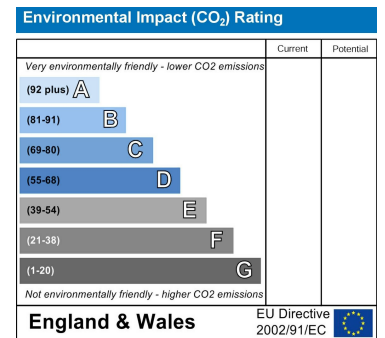
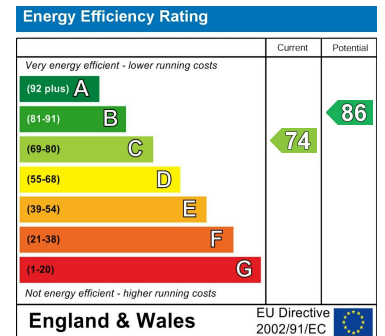
Floor Plan



Area Map



Energy Efficiency Graph



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