

Bannister Lane, Farington Moss, Leyland

Offers Over: £300,000



An exciting opportunity to purchase this late 1930s semi detached property that benefits from a double storey rear extension that has created a superb living space with two generous size reception rooms plus an impressively large master bedroom with en-suite. The established gardens certainly make this property special with the rear garden benefiting from not being overlooked. The location of this lovely home has the convenience of a short drive to a choice of neighbouring towns and easy access to main motorway networks (M6/M65/M61). An entrance hall leads to a lounge that is open to a large dining/sitting room with access to a fitted kitchen. A lovely conservatory with glass roof enjoys the views of the attractive rear garden. To the first floor there are three bedrooms that includes a superb master bedroom with access to an en-suite shower room. Continuing on the first floor is a shower room. To the outside there are beautiful gardens to front and rear plus a driveway leading to a single brick built garage. A viewing is essential in order to appreciate all that this property has to offer.





















Total floor area 133.7 m² (1,439 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Entwistle Green





Council Tax Band: **C**

Tenure: **Freehold**

Entwistle Green

Viewing arrangement by appointment: **01772 433868**

leyland@entwistlegreen.co.uk

17 Hough Lane, Leyland, Lancashire, PR25 2SB

rightmove ZOOPLA PrimeLocation.com naea | propertymark PROTECTED The Property Ombudsman APPROVED CODE TRADINGSTANDARDS.UK

Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas listed are approximate. Fixtures, fittings and other items are NOT included unless specified in these details. Please note that any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order.

Entwistle Green is a trading name of Countrywide Estate Agents, Registered in England Number 00789476. Registered Office Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT number 500 2481 05

Code: LED_LED260172_R8PL_8