



5 Hillcrest Avenue, Ingol, PR2 3UN
Guide Price - £145,000



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- **Property type:** House - Semi-Detached
- **Price:** Auction Guide £145,000
- **Bedrooms:** 3
- **Receptions:** 2
- **Bathrooms:** 1
- **Local Council:** Preston City Council
- **Council Tax Rating:** C
- **Current EPC Rating:** D (61)
- **Potential EPC Rating:** (75)
- **Tenure:** Freehold

Advert Summary

Situated in the popular Hillcrest Avenue, this spacious three-bedroom semi-detached home offers generous living space and excellent potential for personalisation. As you step inside, you're welcomed by a central hallway that leads to two well-sized reception rooms and a functional kitchen. The layout is ideal for family living, with both the second reception room and the kitchen offering access to the expansive rear garden.

To be sold via a Modern Method of Auction - T&C's apply.

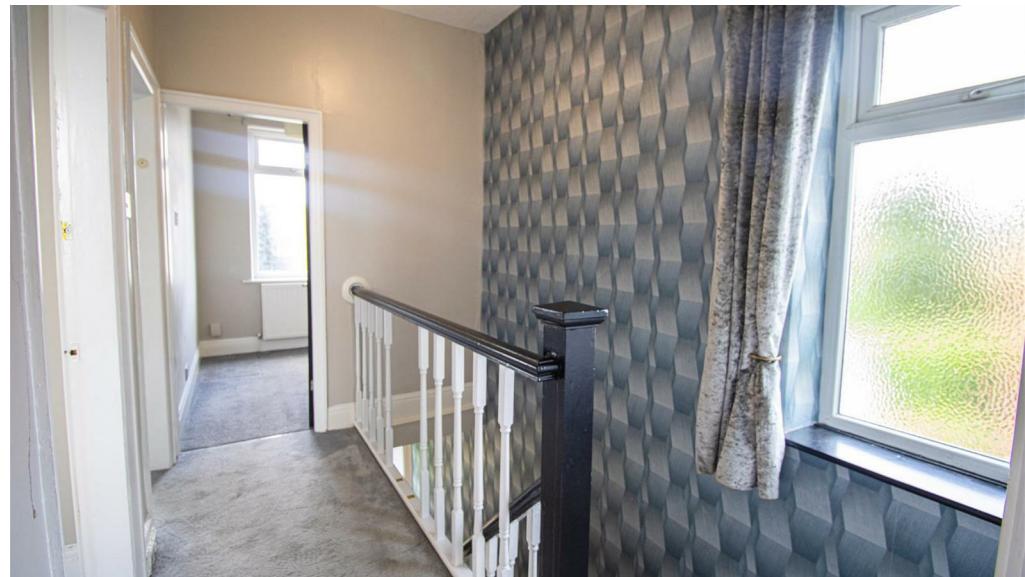
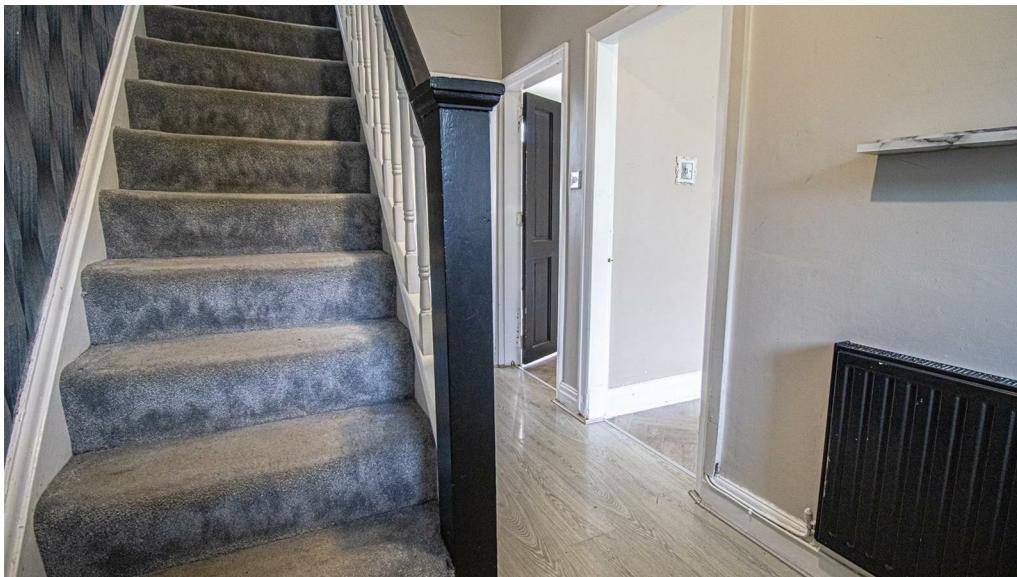
No chain delay.

Upstairs, the hallway continues to three comfortable bedrooms and a family bathroom, providing well-balanced accommodation for growing families or professionals working from home. The home is currently decorated and has been cared for, though some light renovation primarily cosmetic touches like fresh paintwork would help bring out its full potential.

To the front of the property, there is a small garden and a driveway providing off-road parking. The rear garden offers a great opportunity for landscaping, play areas, or entertaining space in the warmer months.

With plenty of space, strong fundamentals, and a desirable location, this property represents an excellent opportunity to create a warm and welcoming home tailored to your own style. Early viewing is highly recommended.

Call our team today on 01772 651165 to get booked in for a viewing!



Floor Plan



Looking to sell or let out your home? Give our team a call today on 01772 651165 to get booked in for your **FREE OF CHARGE** valuation!

