

# H HighgateHomes



## 8 Lowthian Street, Preston, PR1 2EP £700 Per month

A beautifully renovated and decorated two-bedroom apartment is now available to let on Lowthian Street, Preston. Situated above the popular MooBoo bubble tea shop on Orchard Street, this well-presented flat offers a fantastic city-centre location with excellent access to shops, restaurants, and transport links.

As you step through the entrance, a staircase leads up into the apartment, where you'll find a spacious reception room, two well-sized bedrooms, and a modern kitchen. The bathroom is accessible through the kitchen, adding to the apartment's unique layout. With fresh décor throughout, this property is perfect for those seeking a stylish and comfortable home in the heart of Preston.

Don't miss out on this fantastic opportunity—contact us today to arrange a viewing!

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# Floor Plan

## Area Map



## Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

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