



3 Oaklands Drive, Preston, PR1 0XY

£289,950

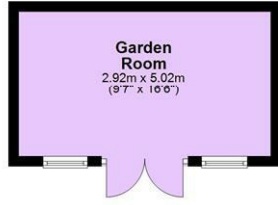
Welcome to this spacious five-bedroom semi-detached home, ideally situated in a quiet yet central location in the heart of Higher Penwortham. Perfect for families seeking both comfort and convenience, this property offers generous living space and a beautiful south-facing garden.

Inside, you'll find a bright lounge, leading to the dining room, and conservatory. Outside there is a versatile garden room, ideal as a home office or play room. The modern kitchen provides plenty of storage and workspace, while the two bathrooms ensure practicality for family life. The five well-proportioned bedrooms offer flexibility for guests, home working, or growing families. This property offers exceptional value for anyone looking for plenty of space, situated in a very popular area.

Externally, the property benefits from off-road parking and a private, sun-filled rear garden that's perfect for outdoor dining and leisure. Located close to local shops, schools, and amenities, this is a wonderful opportunity to secure a spacious home in a highly sought-after area. If you have any questions or would like to arrange a viewing, please get in touch.

Floor Plan

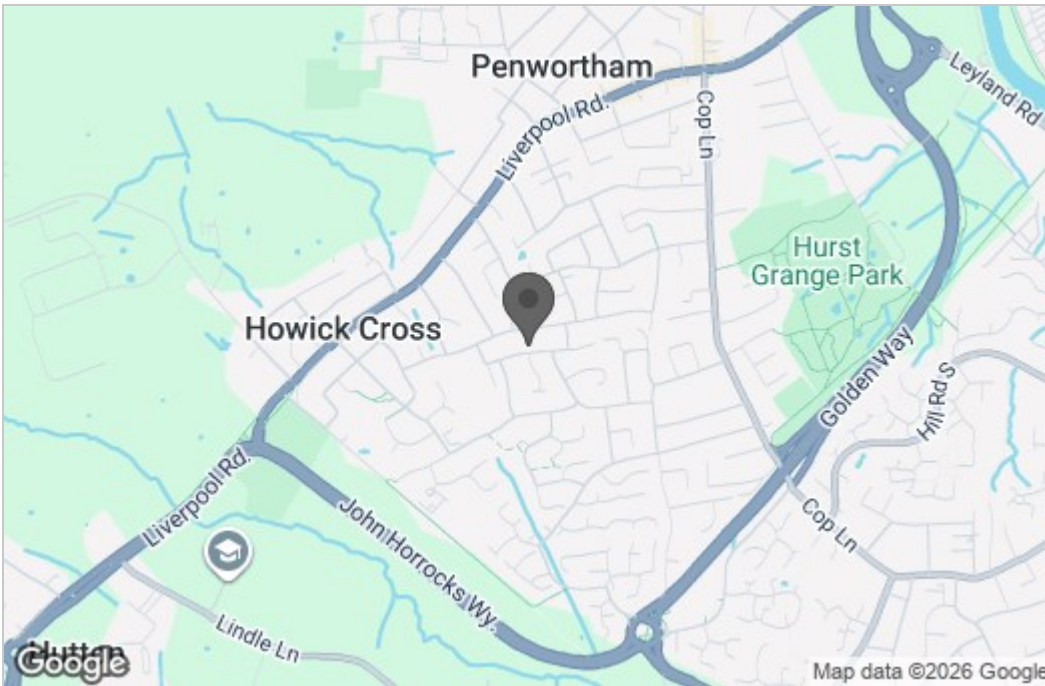
Ground Floor



First Floor



Area Map



Energy Efficiency Graph

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

Environmental Impact (CO ₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not environmentally friendly - higher CO₂ emissions</i>			
England & Wales		EU Directive 2002/91/EC	

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