



Spring Meadow, Leyland, PR25 5PQ

£340,000

STUNNING DETACHED BUNGALOW!!! We are delighted to be able to present to you this beautifully presented and maintained 3 bedroom detached bungalow, situated in the popular area of Clayton-le-Woods!



194 Spring Meadow, Leyland, PR25 5PQ

Property Perspective are delighted to be able to present to you this beautifully presented and maintained 3 bedroom detached true bungalow, situated in the popular area of Clayton-le-Woods. Perfectly placed to take advantage of the excellent motorway links available via the M6, detached double garage and deceptively spacious living accommodation.

The living accommodation briefly comprises of; lounge, dining area, kitchen, snug, 3 bedrooms, en-suite shower room and family bathroom.

The property is located within a sought-after catchment area for local schooling at both Primary and Secondary levels, with schools boasting a 'GOOD to OUTSTANDING' OFSTED ratings. The area is also ideally located for local amenities/shops and travel links, especially the M6 being commutable within 5 minutes.

FREEHOLD

Council tax band - D

GROUND FLOOR

Lounge 12'0" x 17'5" (3.66m x 5.33m)

High quality wood effect laminate flooring with spotlighting and log burner

Dining area 7'7" x 15'3" (2.33m x 4.67m)

High quality wood effect laminate flooring with open aspect leading through to the kitchen area and spotlighting

Kitchen area 9'7" x 8'6" (2.94m x 2.61m)

High quality wood effect laminate flooring and spotlighting. A range of fitted kitchen units, worktops and integrated kitchen appliances, including oven, hob, hood, dishwasher, fridge-freezer and washer/dryer

Snug 10'7" x 8'2" (3.25m x 2.50m)

High quality wood effect laminate flooring with patio doors leading to the rear garden and blind

Bedroom 11'8" x 9'10" (3.57m x 3.00m)

Carpet flooring with window to the front of the property and curtains

En-suite shower room

Vinyl flooring with 2 piece bathroom suite in white, separate showering enclosure, heated towel rail and spotlighting

Bedroom 7'9" x 9'8" (2.37m x 2.96m)

Carpet flooring with window to the rear of the property

Bedroom 10'9" x 9'8" (3.29m x 2.97m)

(currently under renovation)

Bathroom

Vinyl flooring with 3 piece bathroom suite in white, shower over bath with glass splash-back screen, heated towel rail and spotlighting

EXTERNAL

Deceptively spacious and private rear garden, enclosed by panel fencing with easy maintenance patio area. Large driveway to the front of the property, capable of accommodating 3 to 4 vehicles, leading to a detached double garage with up&over door, power and lighting.





