BEN ROSE



Eaves Lane, Chorley

£995 Per Month

Ben Rose Estate Agents are pleased to present to the letting market this well-proportioned mid-terrace family home, ideally positioned within the popular town of Chorley. Offering four bedrooms and versatile accommodation arranged over two floors, the property provides a unique layout well suited to family living. Chorley offers an excellent range of local amenities, including supermarkets, shops, restaurants, schools and leisure facilities, while the town centre is within easy reach. Excellent transport links provide convenient access to surrounding towns and cities, with Chorley railway station offering regular services towards Preston, Manchester and beyond. The M61 is also easily accessible, providing straightforward connections towards Manchester, Bolton and the wider motorway network, while nearby Preston, Leyland and Blackburn are all within convenient travelling distance. The property is available to let and presents a great opportunity for a family looking for a well-connected home.

Entering the property, the good-sized lounge provides a welcoming main living space with ample room for comfortable seating and family dining. A large front-facing bay window allows plenty of natural light into the room, while the three-piece family bathroom is also located on the ground floor and benefits from a shower. Continuing through the property, the well-appointed kitchen provides a practical range of fitted units, generous worktop space and plenty of cupboard storage, alongside the essential facilities required for everyday living. The kitchen also provides access towards the first of the property's four bedrooms, with a further hallway housing the staircase leading to the first floor.

Heading upstairs, the landing provides access to the remaining three bedrooms. Each room offers sufficient space for furniture and bedroom essentials, providing useful accommodation for a growing family, guests or those requiring additional home working space. The arrangement of four bedrooms across the property offers excellent flexibility, allowing the accommodation to adapt to the needs of its occupants.

Externally, the property benefits from a low bordering wall-enclosed front yard, providing an attractive and low-maintenance approach to the home. To the rear is a paved yard offering plenty of space for outdoor furniture and creating a practical area for relaxing or entertaining during the warmer months. Overall, this four-bedroom mid-terrace property offers well-proportioned accommodation, useful outdoor space and a convenient Chorley location, making it a practical and appealing choice for families seeking a property to let with excellent access to local amenities and transport links.









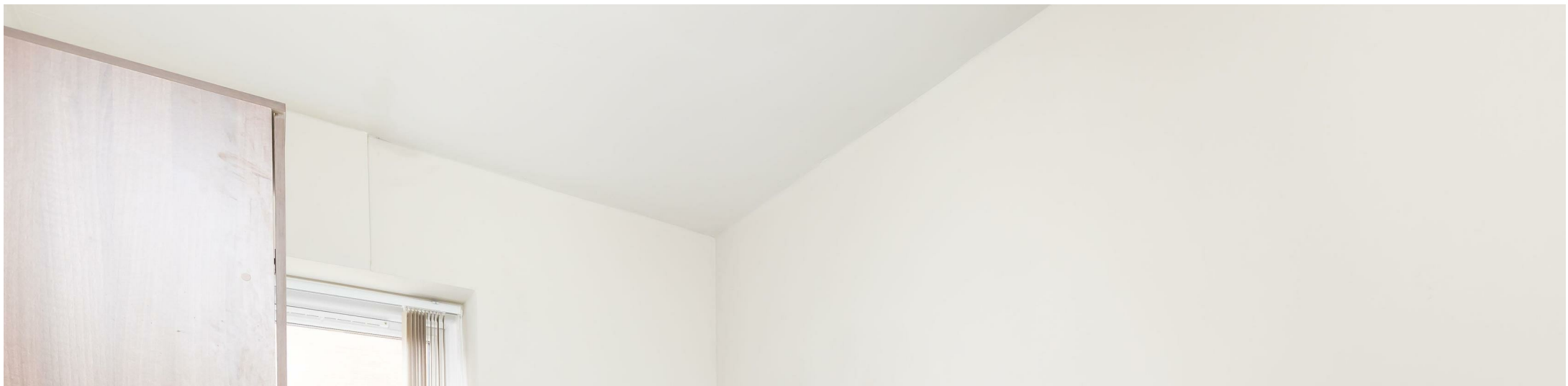














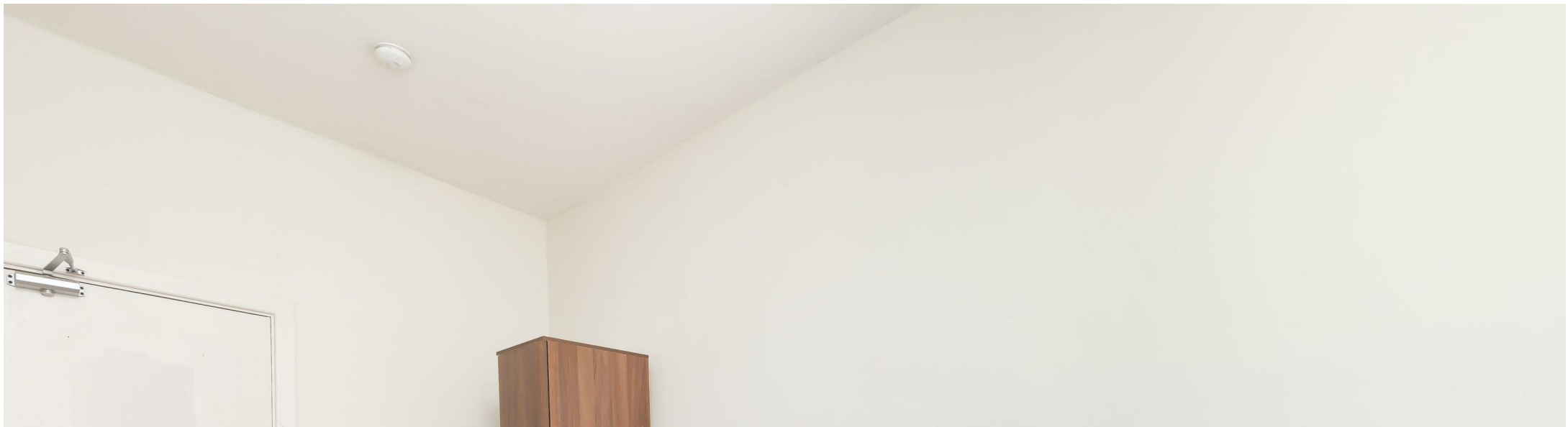



CONVENIENCE STORE

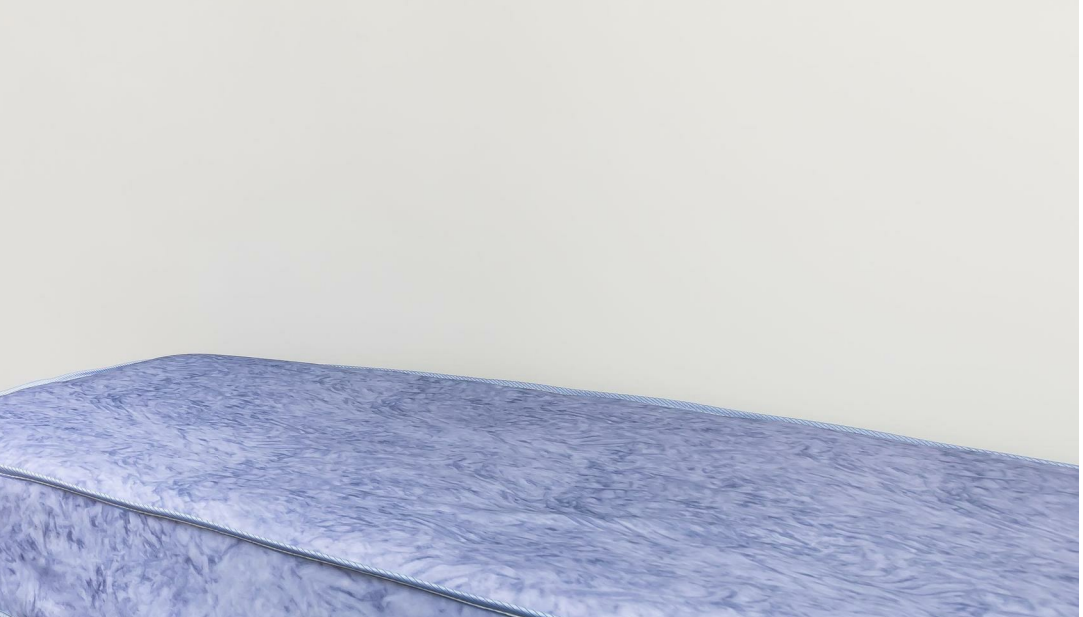












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We do our best to ensure that our sales particulars are accurate and are not misleading but this is for general guidance and complete accuracy cannot be guaranteed. We are not qualified to verify tenure of a property and prospective purchasers should seek clarification from their solicitor. all measurements and land sizes are quoted approximately. The mention of any appliances, fixtures and fittings does not imply they are in working order.

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