BEN ROSE



St. Andrews Avenue, Ashton-On-Ribble, Preston

£1,750 Per Month

Ben Rose Estate Agents are pleased to present to the lettings market this beautiful four-bedroom detached bungalow, situated in the highly sought-after area of Ashton-on-Ribble. This impressive family home offers a fantastic blend of spacious and versatile accommodation, stylish modern finishes and beautifully maintained gardens, making it an ideal choice for growing families seeking a home ready to move straight into. The property enjoys a convenient location close to a wide range of everyday amenities, including highly regarded schools, supermarkets, leisure facilities and local shops. Preston city centre is only a short distance away, offering an extensive selection of retail, dining and entertainment options. Excellent transport links are also nearby, with regular bus routes, easy access to the A583 and M55 motorway network, and convenient connections to Preston Railway Station for commuters travelling further afield.

Upon entering the home through the recently installed front door, you are welcomed into a spacious reception hall featuring attractive vinyl plank flooring and providing access to all of the ground floor accommodation. To the front of the property are two generously sized reception rooms, both benefiting from large bay-fronted windows overlooking the front garden. The principal lounge is particularly impressive, featuring beautiful porcelain tiled flooring and a bespoke media wall with an elegant granite finish, integrated storage, LED lighting and a contemporary remote-controlled electric fire that creates a striking focal point. The second lounge benefits from charming stained wooden floorboards and could easily be utilised as a fourth bedroom. Moving through the home, the heart of the property is undoubtedly the spacious kitchen diner, fitted with a modern range of units and integrated appliances, including a large Cookmaster double oven with an eight-burner gas hob. A substantial central island provides the perfect space for family dining and socialising, whilst glazed double doors open directly onto the rear garden. Also located on the ground floor are two well-proportioned bedrooms, with bedroom two overlooking the front garden and bedroom three enjoying views over the rear garden. A fully porcelain tiled three-piece family bathroom, with overhead shower and a convenient downstairs WC complete this level.

Ascending to the first floor, the impressive master suite occupies the entirety of the upper level, creating a private retreat away from the main family living areas. The spacious bedroom is flooded with natural light through three large skylights and is complemented by a dedicated dressing room, providing excellent storage and organisation. The stylish porcelain tiled ensuite shower room also benefits from its own skylight and features a large contemporary built-in shower, creating a bright and relaxing space to begin and end the day.

Externally, the property continues to impress with an extensive gated frontage accessed via electric Bluetooth-controlled gates. An impressive in-and-out driveway, alongside two separate double driveways, provides parking for numerous vehicles and is complemented by a detached double garage offering excellent storage or secure parking options. The generous front garden enhances the home's kerb appeal, whilst beautifully maintained wrap-around gardens extend around three sides of the property, creating a wonderful sense of space and privacy. The well-established side garden features apple, pear and cherry trees, ideal for those who enjoy outdoor living and home-grown produce. To the rear, the expansive garden has been thoughtfully designed for both relaxation and entertaining, boasting a stylish composite decking area, patio seating space and a mature cooking apple tree. High-quality block paving and carefully planned external lighting throughout the grounds further elevate the outdoor space, while a car charging point compatible with solar and battery systems adds modern practicality. Combining spacious family accommodation, high-quality finishes and exceptional outdoor space, this outstanding detached bungalow presents a rare opportunity to acquire a truly special home in a desirable location.


SONOS


ALL VALLEY
KARATE CHAMPIONSHIPS
DEC. 19TH ENTER NOW!





















T 01257 429706 | W WWW.BEN-ROSE.CO.UK | E LETTINGS@BEN-ROSE.CO.UK | 201 STATION ROAD PR5 6LB

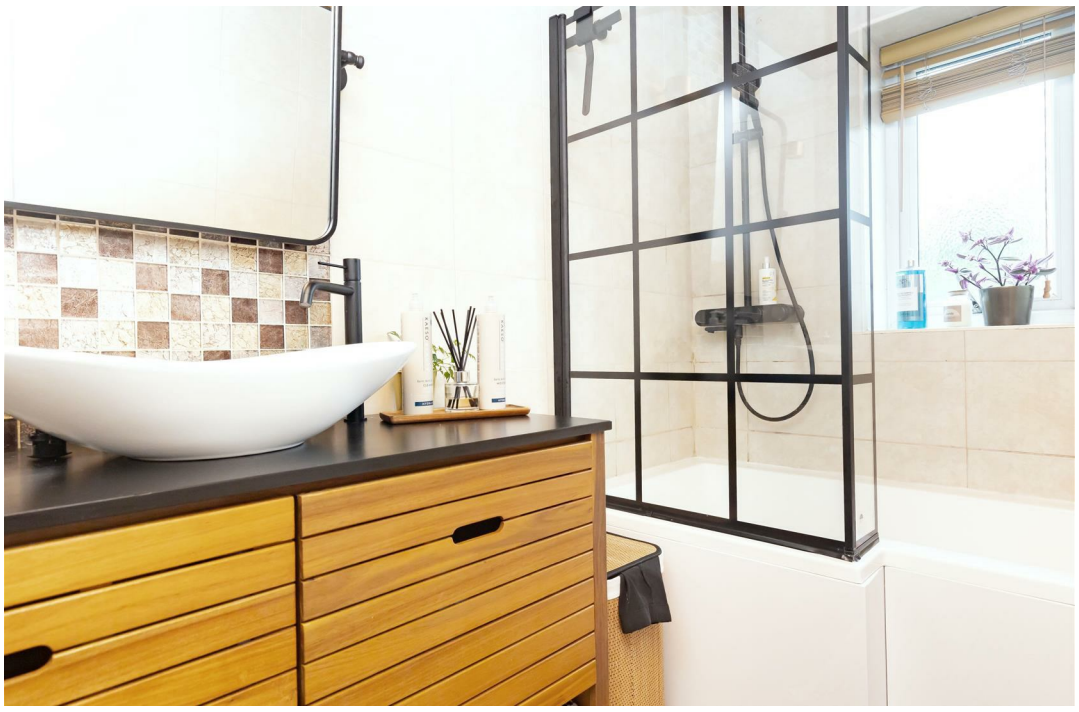

NINJA


Sebastian
THE WORLD
LaPaz


ARSENAL FC 2024/2025
1:47









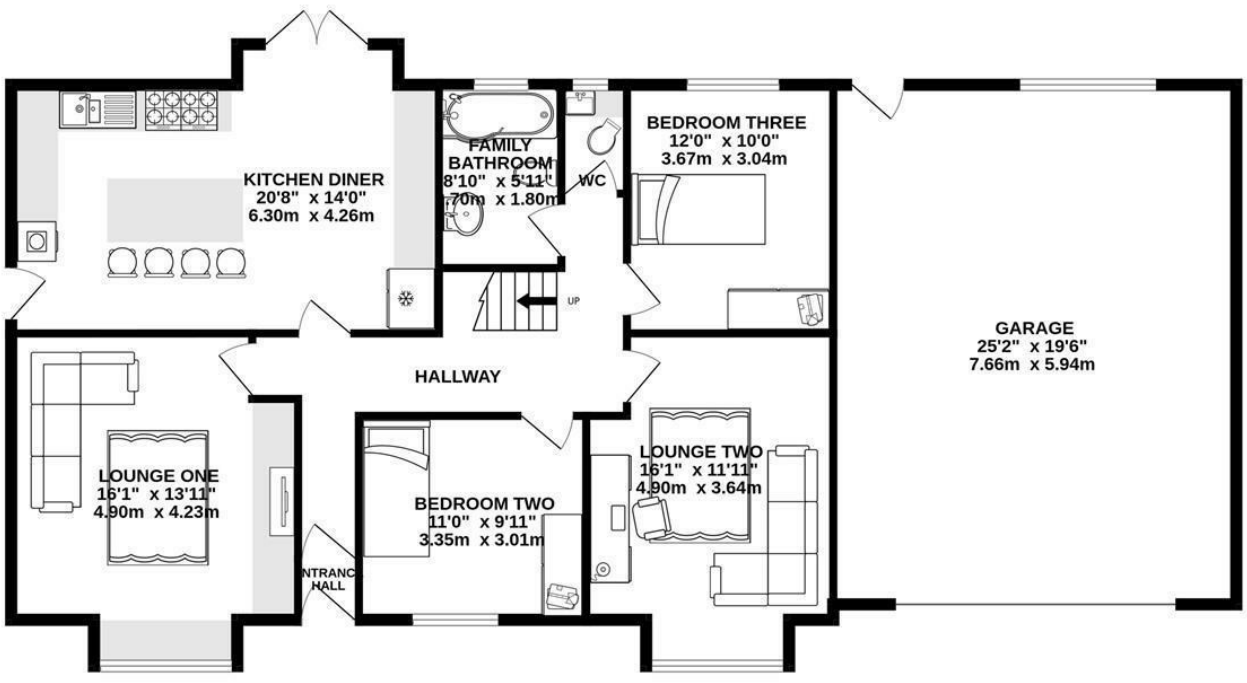


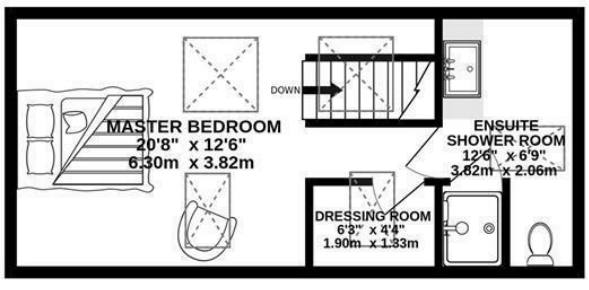


BEN ROSE

GROUND FLOOR
1564 sq.ft. (145.3 sq.m.) approx.

1ST FLOOR
344 sq.ft. (32.0 sq.m.) approx.





TOTAL FLOOR AREA : 1908 sq.ft. (177.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

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.

