BEN ROSE



Collins Road, Bamber Bridge, Preston — £950 Per Month

Ben Rose Estate Agents are pleased to bring to the rental market this newly refurbished two-bedroom semi-detached home, perfectly positioned in the heart of Bamber Bridge. Ideal for a couple or small family, the property is situated just a short drive from Preston city centre and is surrounded by excellent local schools, shops, and everyday amenities. It also boasts superb transport connections, with easy access to Bamber Bridge train station and the nearby M6 and M61 motorways.

The property has been completely renovated throughout, including a new kitchen and bathroom, alongside fresh décor, creating a stylish and comfortable home ready for immediate occupation.

Stepping inside, you will find yourself in the welcoming hallway, where a staircase leads to the upper level. To the right, you will enter the bright and spacious lounge, which features a beautiful bay window overlooking the front aspect. From here, you will move through to the modern kitchen, featuring newly upgraded appliances and convenient access to the understairs storage. A single door provides access to the rear garden.

The kitchen flows seamlessly into the dining area, which offers ample space for a family dining table and provides access to the office at the rear. This versatile additional room is ideal for home working but could also be used as a playroom, snug, or even a third bedroom.

Moving upstairs, you will find two well-proportioned double bedrooms, with the master bedroom boasting spacious integrated storage. A contemporary three-piece family bathroom, complete with an over-the-bath shower, completes this level.

Externally, to the front is a private driveway providing off-road parking. To the rear is a generously sized garden featuring both patio and lawn areas, creating a lovely outdoor space for relaxing or entertaining.

Early viewing is highly recommended to avoid potential disappointment.



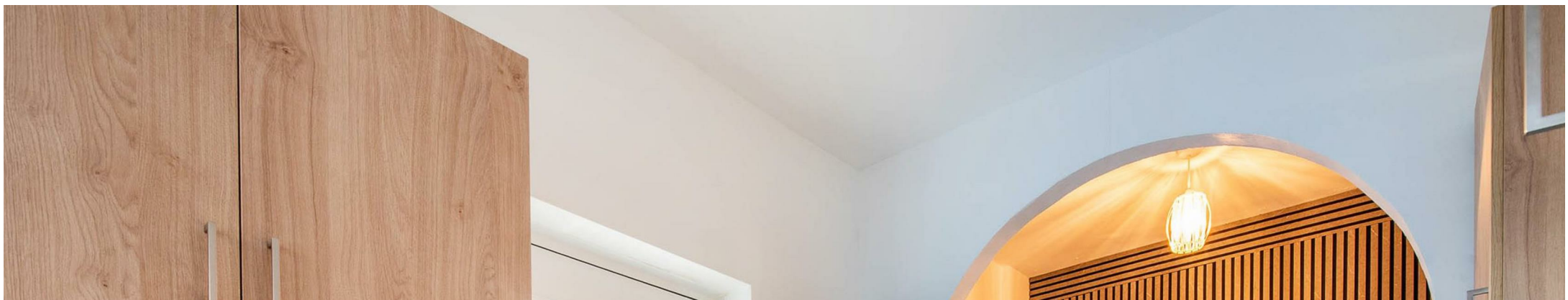




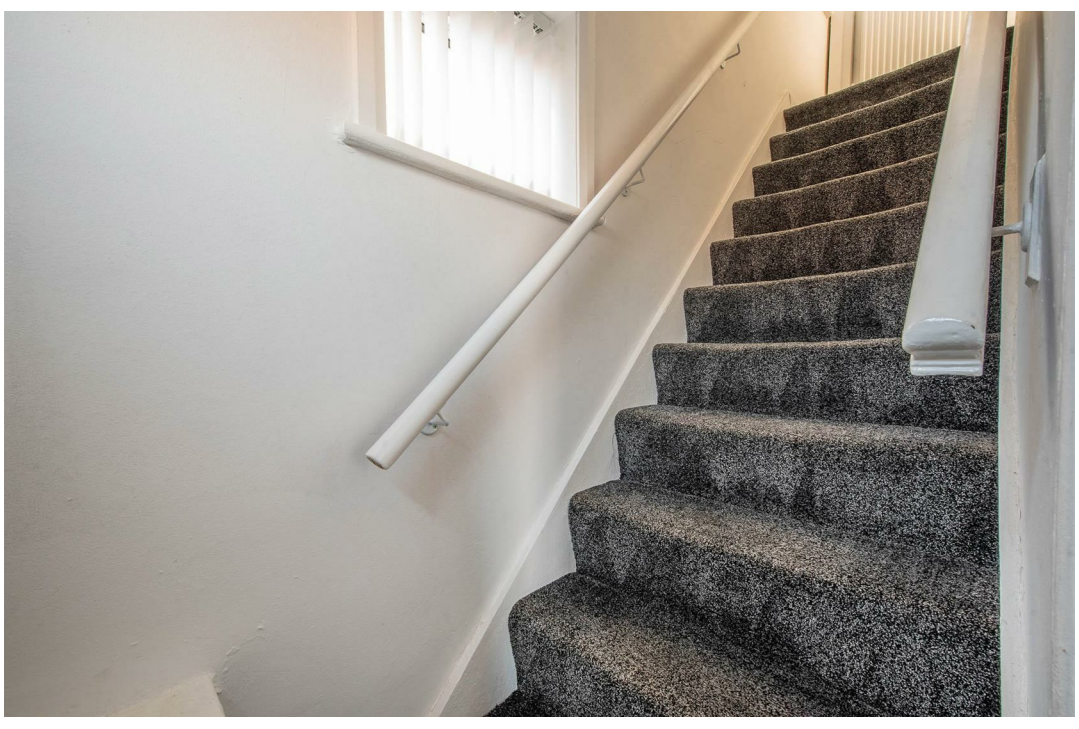






















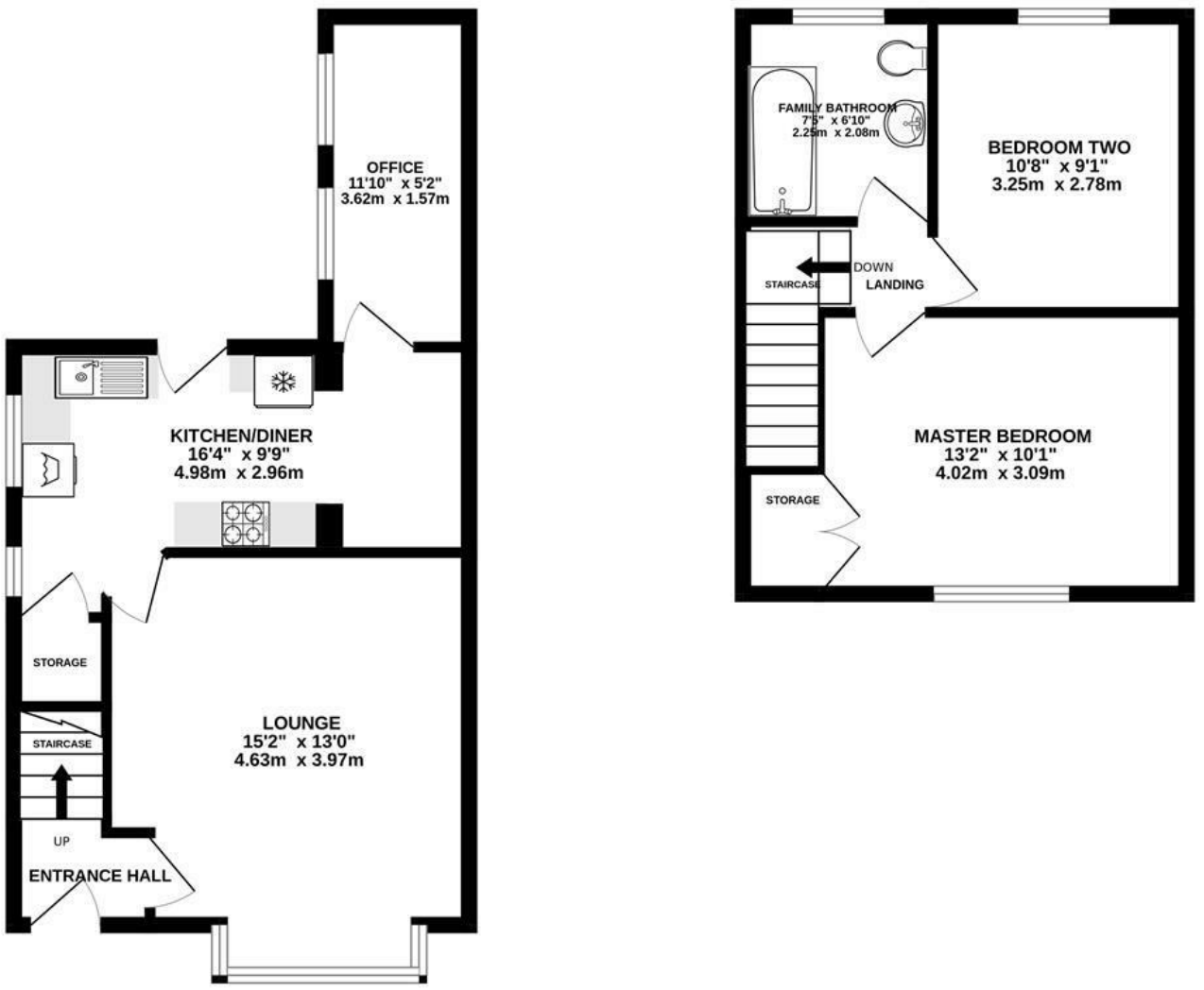




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GROUND FLOOR
411 sq.ft. (38.1 sq.m.) approx.

1ST FLOOR
331 sq.ft. (30.7 sq.m.) approx.



TOTAL FLOOR AREA : 741 sq.ft. (68.9 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.
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