



Grime Street, Chorley

Offers Over £119,995

Ben Rose Estate Agents are delighted to present to the market this spacious three-bedroom mid terraced home, ideally situated in the heart of Chorley town centre. Perfectly suited to first-time buyers or small families, the property is conveniently located close to a wide range of local amenities, including supermarkets, well-regarded schools, shops and leisure facilities. The property also benefits from excellent transport links, with easy access to the M6 and M61 motorways, providing convenient connections to nearby towns and cities across the North West. Early viewing is highly recommended to avoid disappointment.

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.

Energy Efficiency Rating

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

Environmental Impact (CO₂) Rating

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

