BEN ROSE



Hillside Crescent, Whittle-Le-Woods, Chorley

Offers Over £209,995

Ben Rose Estate Agents are pleased to present to market this well-presented three-bedroom semi-detached home, situated in the highly desirable area of Whittle-le-Woods. Ideal for families and couples alike, this lovely home offers spacious living accommodation alongside an exceptionally large landscaped rear garden. Conveniently positioned close to the centres of Chorley and Wheelton, residents can enjoy a fantastic selection of village shops, pubs, cafés and well-regarded schools, whilst excellent transport links include Buckshaw Parkway railway station, providing services to Preston, Manchester and beyond. The property also benefits from easy access to the M61, M65 and M6 motorways, making it an excellent choice for commuters.

Stepping through the bright entrance hall, you are welcomed into a spacious lounge, offering a comfortable setting for relaxing with family or entertaining guests. To the rear of the home, the modern fitted kitchen and dining room provides an excellent social space, featuring ample storage and worktop space. The dining area enjoys French doors opening directly onto the garden, allowing natural light to flood the room while creating a seamless connection between the indoor and outdoor living spaces.

Ascending to the first floor, the generous principal bedroom benefits from fitted wardrobes, providing excellent built-in storage. Bedroom two is another well-proportioned double, while the third bedroom offers versatility as a child's bedroom, nursery or home office. Completing the first floor is a contemporary three-piece family bathroom, finished to a modern standard and designed to serve the household with ease.

To the front, the property is set back from the road behind a gated lawned garden with mature plants and trees, while on-street parking is readily available. The standout feature of this home is the substantial landscaped rear garden, offering multiple raised levels with paved patio seating areas, expansive lawns, mature shrubs and established trees. A gravel seating area occupies the upper level, alongside a large wooden outbuilding and a separate garden shed, creating a fantastic outdoor space for entertaining, family life or those seeking additional storage. This wonderful home offers an excellent combination of comfortable living, generous outdoor space and a sought-after location.





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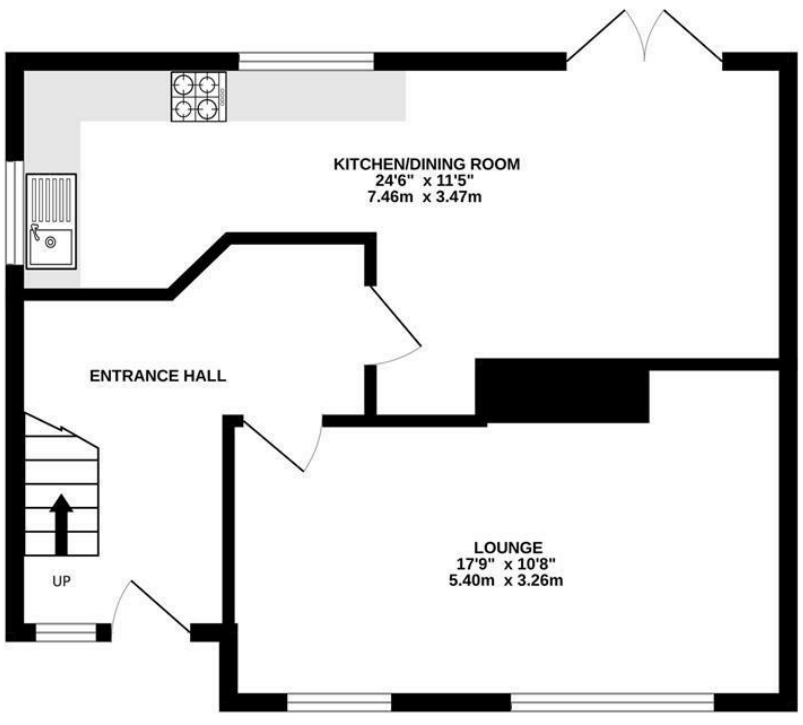




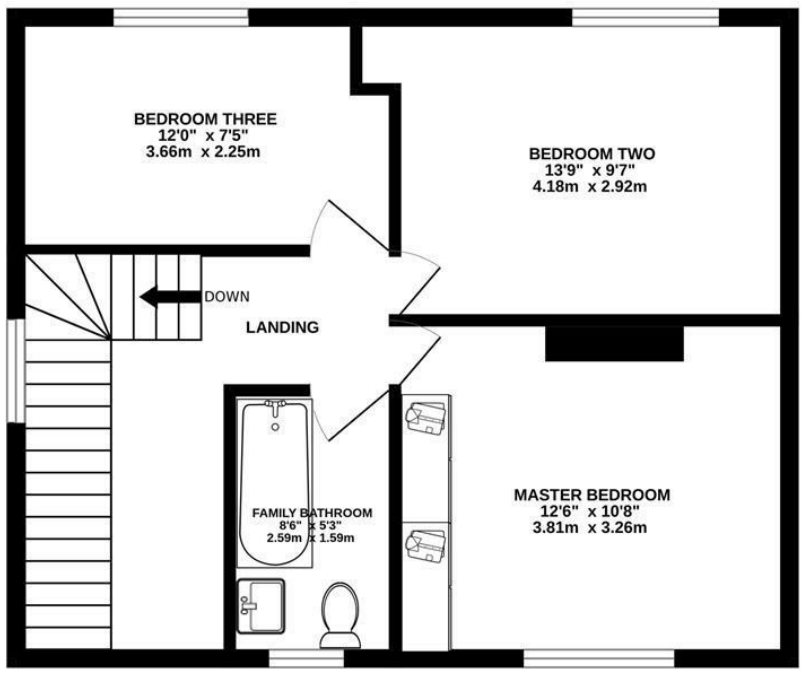


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GROUND FLOOR
473 sq.ft. (44.0 sq.m.) approx.



1ST FLOOR
492 sq.ft. (45.7 sq.m.) approx.



TOTAL FLOOR AREA : 965 sq.ft. (89.7 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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