



7 Browndge Road, Lostock Hall, Preston, PR5 5AA

£105,000

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Available with no onward chain! This mid-terrace house presents an excellent opportunity for both first-time buyers and savvy investors. The property boasts a spacious lounge, modern kitchen & bathroom as well as three bedrooms, providing plenty of space for a growing family or a comfortable home for professionals.

One of the standout features of this home is its proximity to local amenities, residents will find a variety of shops, schools, and recreational facilities just a stone's throw away, making daily life convenient and enjoyable. The area is well-connected, offering easy access to public transport links, which is ideal for commuting to nearby cities.

With its desirable location and spacious layout, it is well-suited for buy-to-let investors looking to capitalise on the rental market in this thriving community, it is sure to attract interest from a variety of buyers. Do not miss the chance to view this property and discover its potential for yourself.

























## Road Map



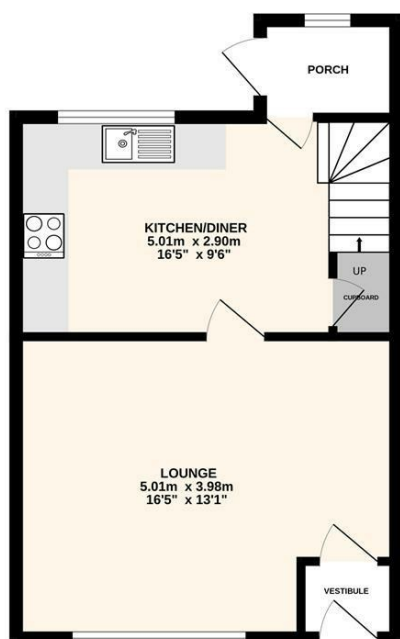
## Hybrid Map



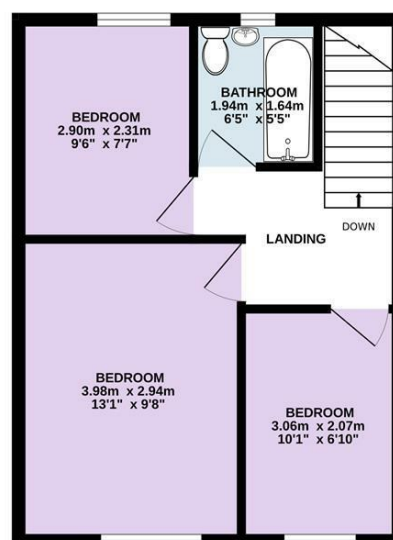
## Terrain Map



GROUND FLOOR  
36.8 sq.m. (396 sq.ft.) approx.



1ST FLOOR  
34.5 sq.m. (371 sq.ft.) approx.



TOTAL FLOOR AREA : 71.2 sq.m. (767 sq.ft.) approx.  
Every attempt is made to ensure accuracy, however all measurements are approximate. This plan is for illustrative purposes only and is not to scale.  
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## Viewing

Please contact our Preston Office on 01772 698888 if you wish to arrange a viewing appointment for this property or require further information.

### **Misdescriptions Act**

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