



Oliver James
ESTATE AGENT

The **Negotiator**
Awards 2024
REGIONAL AGENCY
OF THE YEAR
NORTH EAST
& NORTH WEST

SILVER

SCAN ME

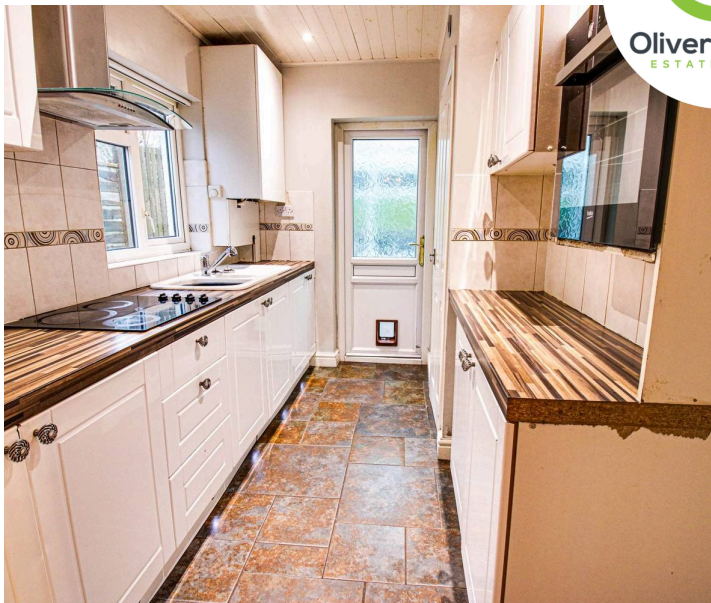
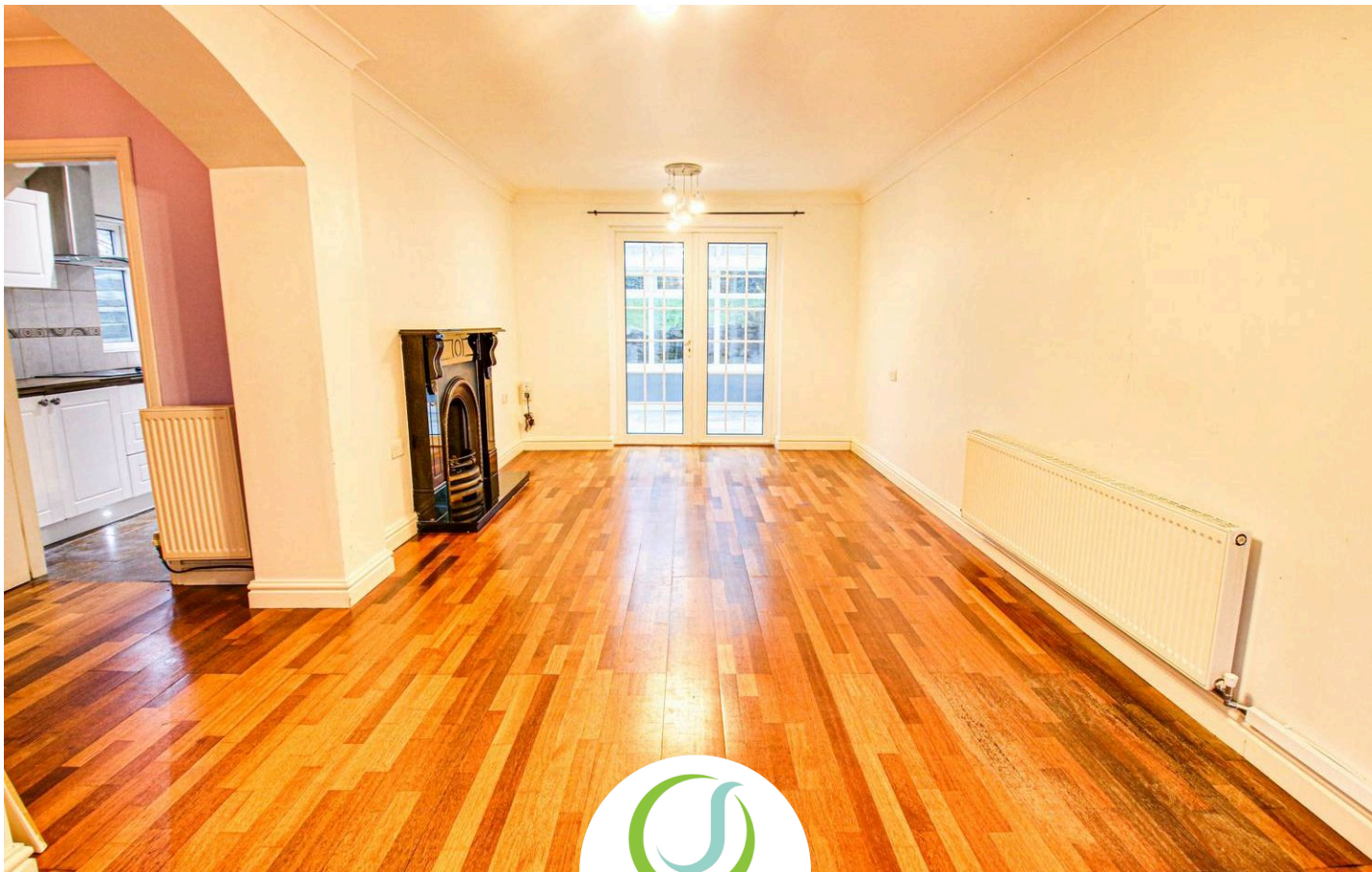


BOOK A VIEWING

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Mount Pleasant, Whittle-Le-Woods

In Excess of £165,000



18 Mount Pleasant

Whittle-Le-Woods, Chorley

Exceptional 2-bed end-terrace with spacious lounge, conservatory, 2 double bedrooms, luxurious bathroom. Serene garden with patio, shed, seating areas, and quarry views. Perfect for relaxation and entertaining. Peaceful retreat awaits!

Council Tax band: A

Tenure: Freehold

- Two Bedroom End Terrace
- Larger Interior on a corner plot
- Lounge Diner measuring 6.9m
- Added Conservatory that spans the width of the property
- Two Double Bedrooms
- Four piece bathroom Suite
- Lawn and Patio garden with front garden seating area.
- No Chain
- Open Aspect Views over the Quarry





Porch

6' 3" x 2' 7" (1.90m x 0.80m)

Tiled flooring

Hallway

Laminate flooring and radiator.

Lounge

22' 8" x 10' 10" (6.90m x 3.30m)

Front facing upvc bay window, rear facing upvc french doors, laminate flooring, feature cast iron fireplace and radiator.

Kitchen

10' 6" x 7' 10" (3.20m x 2.40m)

Side facing upvc window, fitted range of base and wall unit, ideal boiler (looks under 3 years old), oven, electric hob and tiled flooring.

Conservatory

18' 8" x 9' 6" (5.70m x 2.90m)

Side facing upvc door, tiled flooring and radiators.

Landing

Side facing upvc window and loft access.

Bedroom One

15' 9" x 9' 6" (4.80m x 2.90m)

Front facing upvc window, over stairs storage and radiator.

Bedroom Two

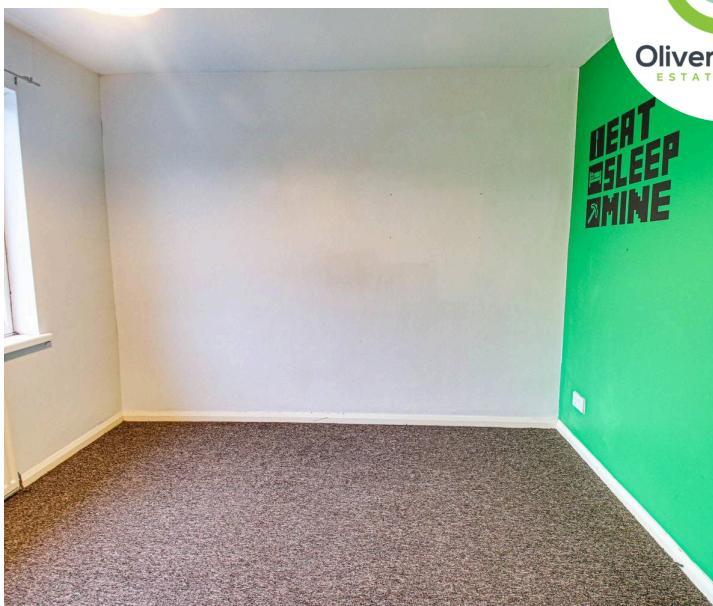
10' 2" x 10' 6" (3.10m x 3.20m)

Rear facing upvc window, radiator and open aspect views over the quarry.

Bathroom

7' 10" x 5' 3" (2.40m x 1.60m)

Rear facing upvc window, panel jacuzzi bath, bidet, WC, wash basin, tiled walls and heated towel rail.



GARDEN

Lawn, patio with shed to the side garden.

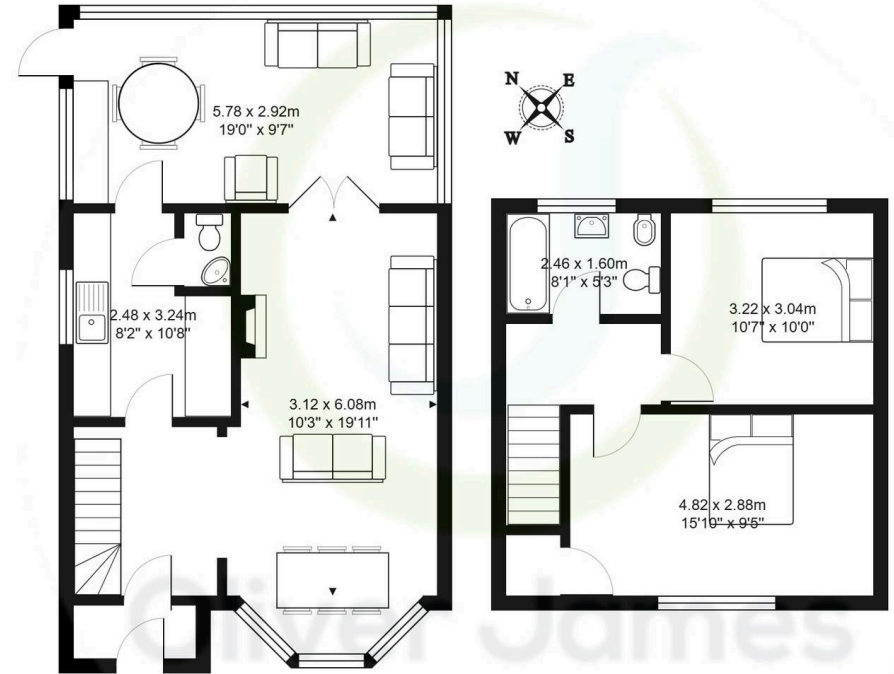
FRONT GARDEN

Wooden circular seating area and stone seating areas with steps up to the front door.





Total Area: 92.2 m² ... 992 ft²
All measurements are approximate and for display purposes only



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