



126 Moss Lane, Hesketh Bank

Preston

Guide Price **£365,000**



126 Moss Lane

Hesketh Bank, Preston

Spacious & versatile detached bungalow with 3 beds, 3 reception rooms & en suite. Fantastic plot with garden, large patio, greenhouse, veggie patch & shed. Potential to create your dream home. Multi-car driveway. Ideal ground floor living. Don't miss out!
Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

- Detached True Bungalow ****NO CHAIN****
- Three Bedroom
- En suite
- Three Reception Rooms
- Utility Room
- Drive and Garage
- Fantastic Plot With Lots Of Potential
- Buyer Information Pack Available

Entrance Hallway

Tiled

Lounge

Electric fireplace, window to the front.

Reception Room

Window to the front.

Kitchen

Good range of units, electric oven, extractor fan, space and plumbing for a dishwasher and fridge, stainless sink. Window to the side.

Open Dining off Kitchen

Archway from the kitchen through to dining area.

Utility Room

Space for washing machine, freezer. Boiler.

Hallway

Access from the front of the house to the rear. Tile floor, door to the front.





Bedroom One

Window to the rear, en suite.

En Suite

Three-piece suite, pedestal wash hand basin with W.C and electric shower cubicle.

Bedroom Two

Fitted Wardrobes, window to the side.

Bedroom Three

Window to the rear.

Bathroom

Four piece suite with panelled bath, shower cubicle, pedestal wash hand basin and W.C. Part tiled walls, window to the side.

GARDEN

Fantastic gardens with a large patio area and large lawned gardens. To the side is a large greenhouse, and to the rear a vegetable garden with established borders, hedges, and trees. There is an attached outhouse/shed to the rear of the property. To the side of the property, there is secure access.

FRONT GARDEN

Lawned garden with established hedges and borders. gated pathway to the entrance and access to the rear garden to the side. There is a multi car driveway.

GARAGE

Double Garage

Path to entrance, garden with lawn and mature shrubs. Driveway leading to double garage.





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	71	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive	







Approximate total area^{††}

1687.47 ft²
156.77 m²

Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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