



33 Prospect Avenue, Lostock Hall

Offers Over **£200,000**

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33 Prospect Avenue

Lostock Hall, Preston

Well-presented 3-bed semi on Prospect Avenue, Lostock Hall. Lounge, dining room, extended kitchen, utility, garden, driveway. Near schools and amenities. Freehold. EPC D. Council Tax C. Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

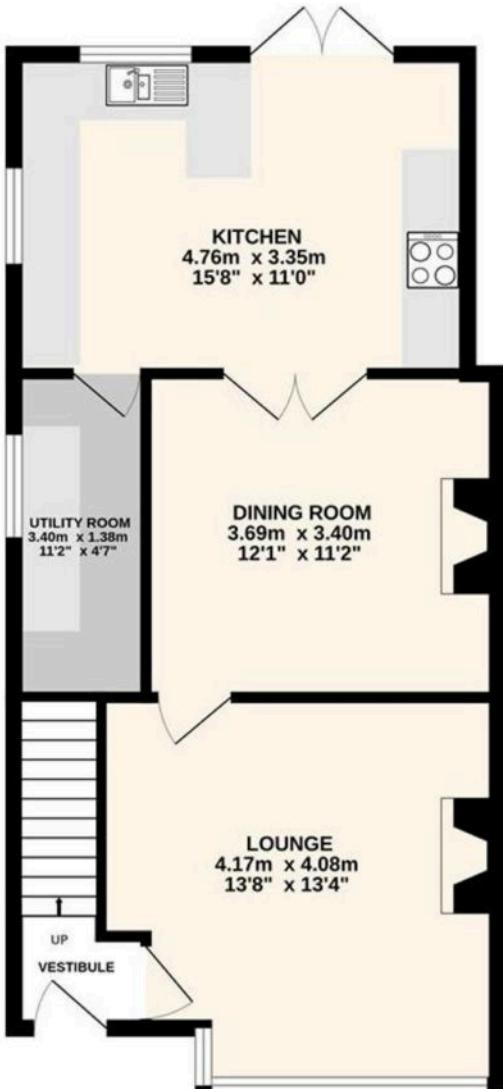
- Well-Presented Extended Semi-Detached Home
- Offering a Peaceful Setting Close to Local Amenities
- Two Reception Rooms and a Spacious Extended Kitchen
- Featuring a Bright Bay-Fronted Lounge
- Three Bedrooms and a Family Bathroom
- Attractive Well-Matured Rear Garden
- Driveway Parking For Approximately Two Vehicles
- EPC Rating D / Council Tax Band C



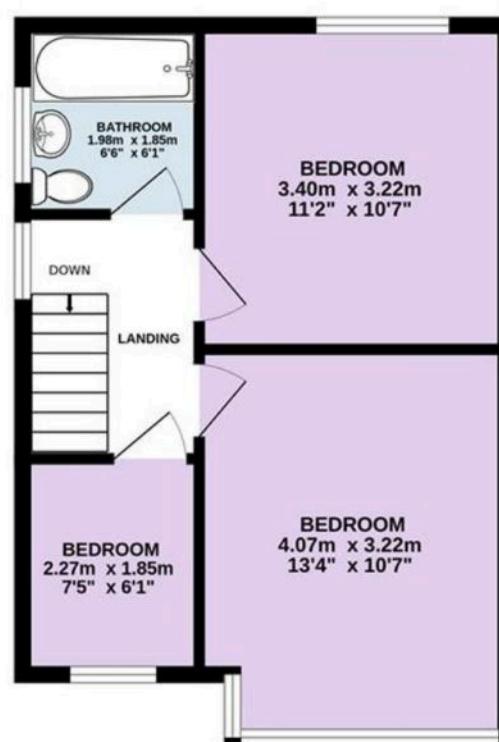




GROUND FLOOR
51.5 sq.m. (554 sq.ft.) approx.



1ST FLOOR
36.5 sq.m. (393 sq.ft.) approx.



TOTAL FLOOR AREA: 88.0 sq.m. (947 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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Holdens Lostock Hall

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