



**Holdens**
ESTATE AGENTS

59 Bournes Row, Hoghton
£210,000

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59 Bournes Row

Hoghton, Preston

Three bedroom semi detached house with two receptions, detached garage, and no onward chain. Close to amenities, schools, and transport. Ideal for families or first-time buyers. Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating:

- Available With No Onward Chain
- Semi Detached
- Three Bedrooms
- Two Reception Rooms
- Detached Garage with Solar Panels
- Garden shed and workshop which has power and lighting
- Spacious Garden With Calming Views
- Close To Local Amenities
- Early Viewings Recommended







GROUND FLOOR
44.8 sq.m. (482 sq.ft.) approx.



1ST FLOOR
32.6 sq.m. (351 sq.ft.) approx.



TOTAL FLOOR AREA : 77.4 sq.m. (833 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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