



**HOME TRUTHS**  
SALES AND LETTING AGENT

Regent Street, Coppull

PR7 5AX

£145,000





Three bedroom semi detached property in a sought after residential area with garage, off road parking and ready for modernisation. Available with no upward chain. The driveway leads past the garden planted with grape hyacinths and Welsh poppies to the garage and main entrance. Step into the vestibule and from there into the lounge with stairs leading off. Doors open to the dining area with the kitchen to the rear comprising a range of wall and base units with space, power and plumbing for appliances. Completing the ground floor is the bathroom with bath and shower attachment, wash hand basin and wc. Externally the garden has two seating areas, courtesy door to the garage and is mainly laid to lawn bordered by mature planting. To the first floor are three bedrooms, the largest of which has fitted storage. In the catchment area for excellent schools and within easy reach of village amenities and primary transport routes this property is ready for its new owners to make it their home.





Three bedroom semi detached property in a sought after residential area with garage, off road parking and ready for modernisation. No upward chain. In the catchment area for excellent schools and within easy reach of village amenities and primary transport routes Council tax B, EPC C, Freehold. Council Tax band: B

Tenure: Freehold

- Semi detached property
- Three bedrooms
- Ready for modernisation
- Garage and parking
- Private garden
- Media tour



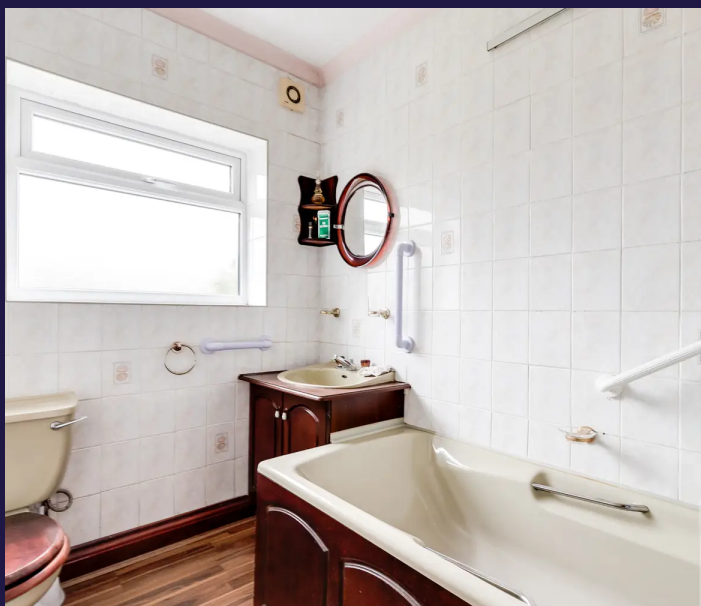
**Ecclestone Branch**

265 The Green, Ecclestone, PR7 5TF  
01257 451673

**Coppull Branch**

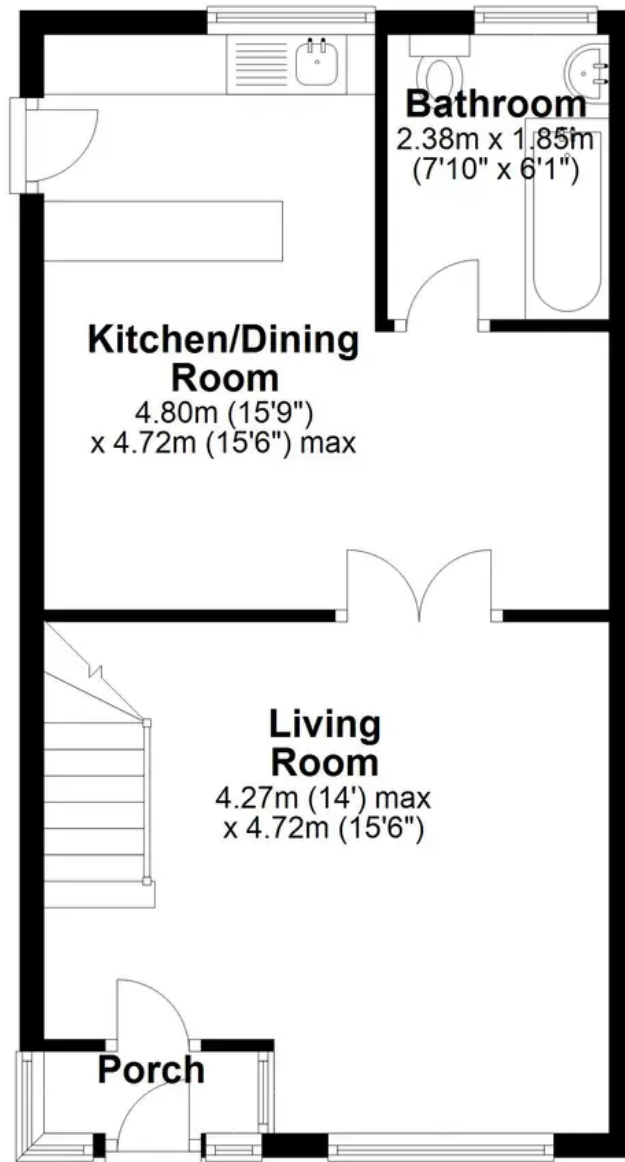
244 Spendmore Lane, Coppull, PR7 5DE  
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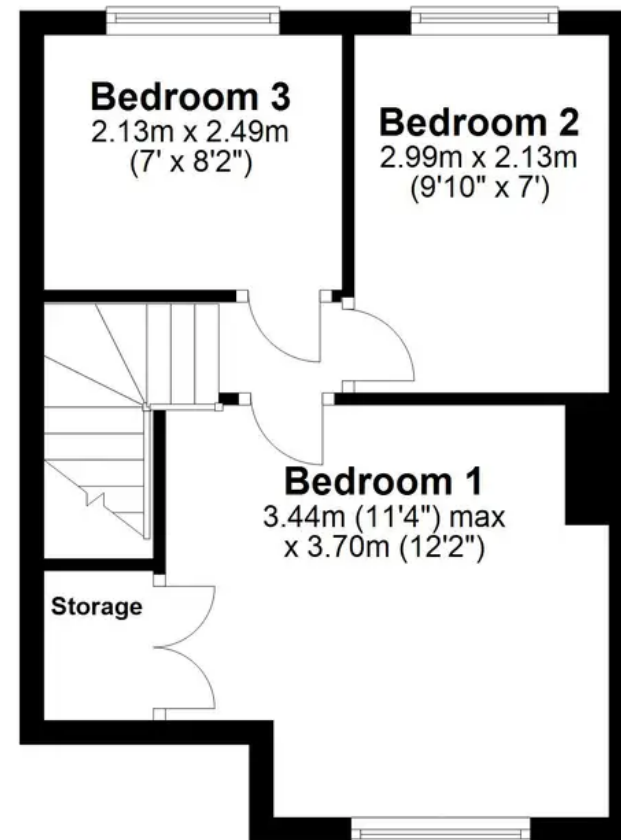
## Ground Floor

Approx. 43.2 sq. metres (465.4 sq. feet)



## First Floor

Approx. 29.2 sq. metres (314.8 sq. feet)



Total area: approx. 72.5 sq. metres (780.1 sq. feet)

THIS FLOOR PLAN IS FOR ILLUSTRATION ONLY AND IS NOT A SCALE DRAWING, SQFT IS AN APPROXIMATE GUIDE  
Plan produced using PlanUp.