



28 Regent Street, Coppull

PR7 5AX



£830 pcm



Recently renovated two bedroom mid terrace property situated in the heart of Coppull village. This spacious and well-presented property is ready to move in to and available immediately.

The ground floor comprises of a good sized living room with large picture window. To the rear of the property is a second reception room making an ideal dining area and access to understairs storage cupboard. Off the dining to the rear elevation is a kitchen extension, equipped with a range of wall and base units, electric oven gas and hob and space for a fridge freezer. The handy utility room has space and plumbing for other appliances.

Externally the south facing courtyard garden gives a private space in which to relax and there is gated access for bins. To the first floor are two double bedrooms and the modern family bathroom comprises panelled bath with shower over, wash hand basin and low level wc.

The property has been neutrally decorated and fitted with new flooring throughout. Close to village amenities, schools and primary transport routes this property has plenty to offer so do give us a call to arrange a viewing and make it yours.



The property is from the 5th of January with a deposit of £980, including holding deposit of £195.  
Council Tax Band: A

- Separate kitchen and dining
- South facing courtyard garden
- Utility room
- Modern bathroom



HOME  TRUTHS

Ecclestone Branch  
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Coppull Branch  
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Floor 1



Floor 2

**Approximate total area<sup>(1)</sup>**

748.53 ft<sup>2</sup>  
69.54 m<sup>2</sup>

**Reduced headroom**

6.67 ft<sup>2</sup>  
0.06 m<sup>2</sup>

(1) Excluding balconies and terraces

**Reduced headroom**

..... Below 5 ft/1.5 m

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

Calculations are based on RICS IPMS 3C standard.