



44 Old Hall Drive, Bamber Bridge

Offers Over **£185,000**

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44 Old Hall Drive

Bamber Bridge, Preston

Beautifully presented 3-bed semi with modern kitchen, stylish shower room, gardens front and rear, garage, and driveway. Close to amenities, schools, and transport links. Ideal for families.

Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

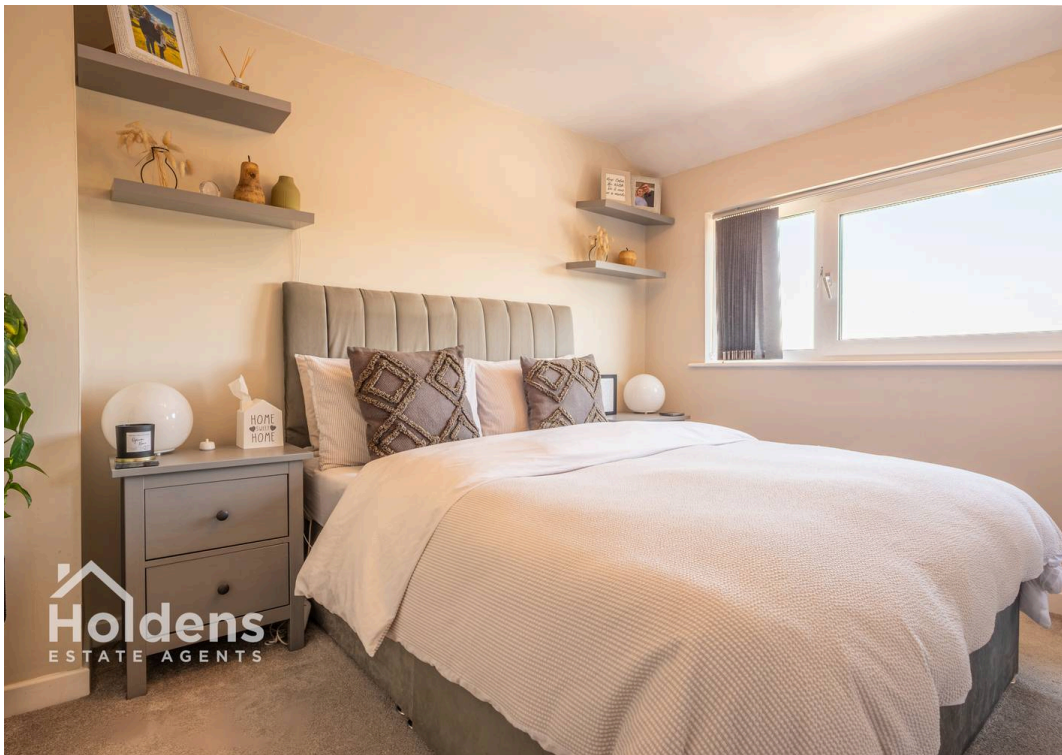
- Attention First Time Buyers
- Turn Key Ready
- Beautifully Presented Throughout
- Semi Detached Property
- Three Bedrooms
- Modern Kitchen
- Modern Shower Room
- Spacious Gardens To Front & Rear
- Detached Single Garage
- Close To Local Amenities



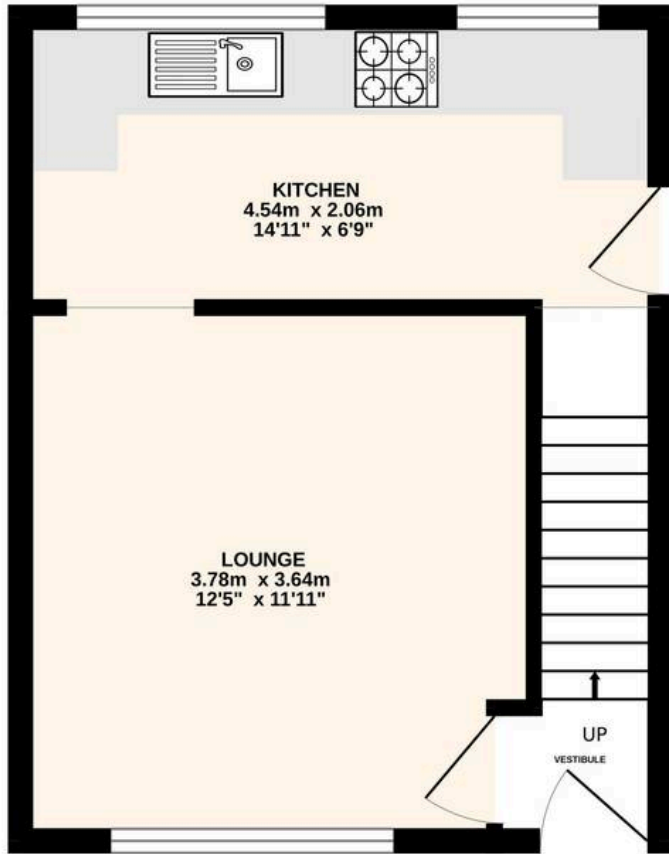
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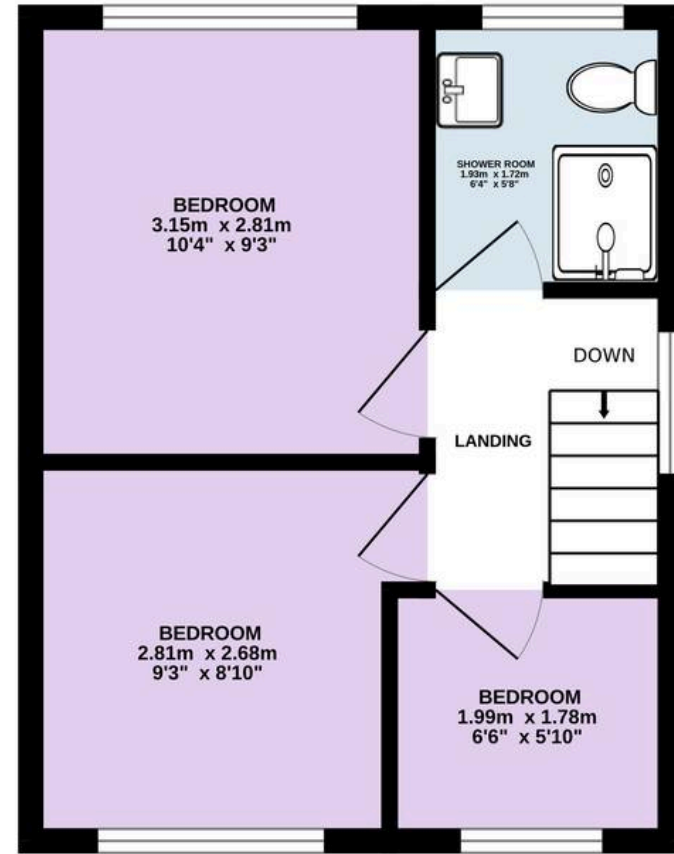




GROUND FLOOR
26.5 sq.m. (285 sq.ft.) approx.



1ST FLOOR
26.5 sq.m. (285 sq.ft.) approx.



TOTAL FLOOR AREA : 53.0 sq.m. (570 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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