

28 The Hills, Grimsargh

£265,000

Holdens
ESTATE AGENTS







28 The Hills

Grimsargh, Preston

Beautifully presented 3-bed detached home on The Hills, Grimsargh. Versatile layout, snug, ensuite, garden, parking. Close to amenities, schools, transport links, and countryside walks. Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- Three bedroom detached family home
- Sought-after location on The Hills, Grimsargh
- Beautifully presented throughout
- Separate front snug, ideal as a home office or playroom
- Useful adjoining storage area currently used as a utility
- Spacious living room leading through to the dining area
- Double doors opening from the dining area onto the rear garden
- Master bedroom with ensuite shower room
- Modern and stylish family bathroom
- Driveway parking for two vehicles and excellent access to local amenities, schools and major transport links




RESERVED

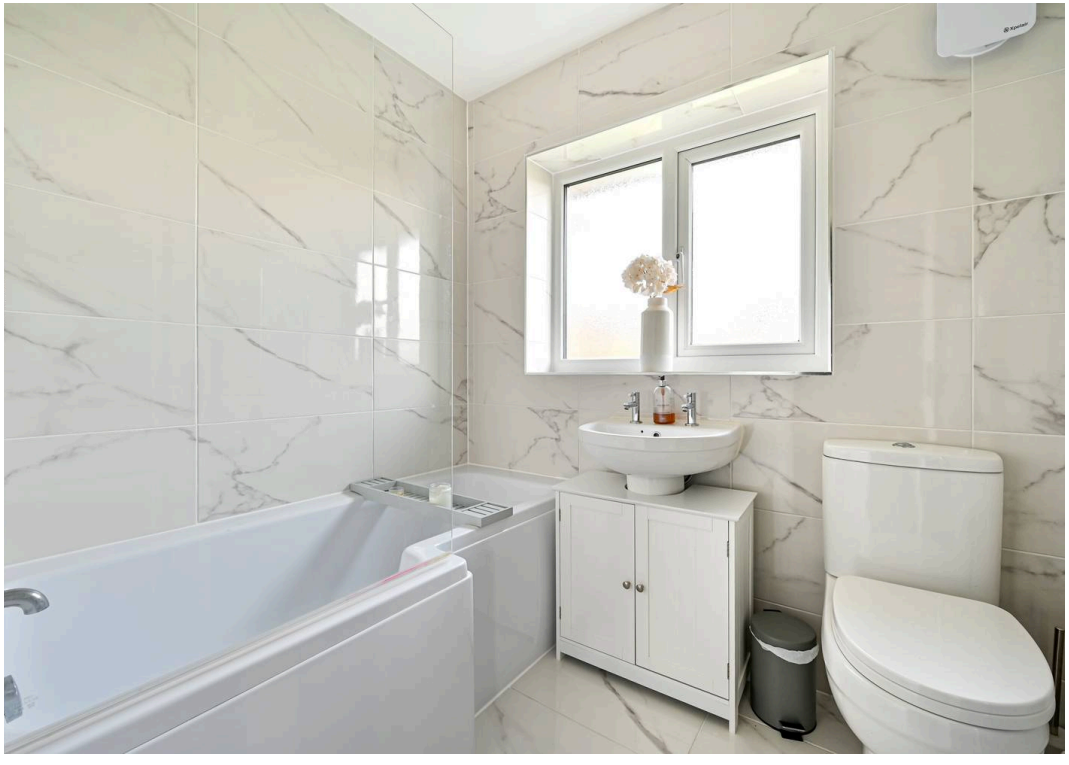




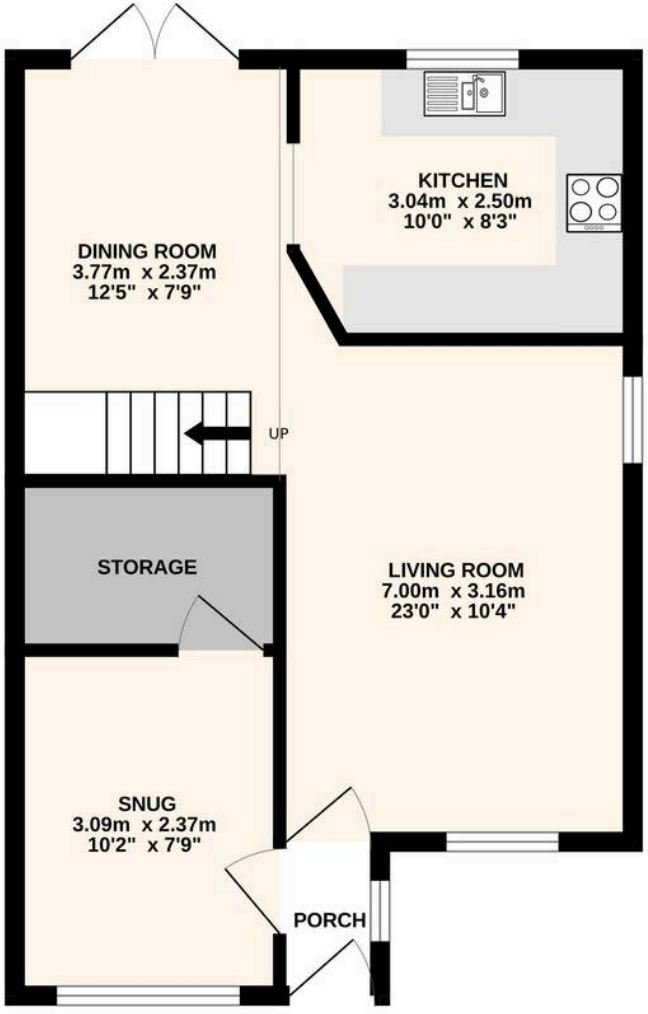




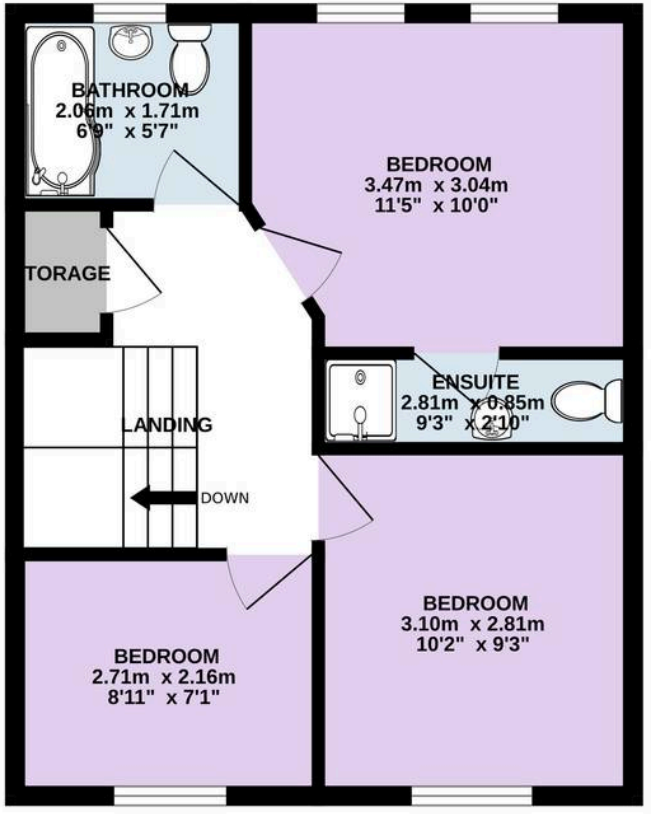




GROUND FLOOR
43.2 sq.m. (465 sq.ft.) approx.



1ST FLOOR
38.7 sq.m. (416 sq.ft.) approx.



TOTAL FLOOR AREA : 81.9 sq.m. (881 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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