



IONWIDE

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Greenhalgh Lane, Anderton

£349,950 Freehold

Chain Free

Description

A beautifully presented detached true bungalow, ideally situated in the highly sought after area just off Babylon Lane, Anderton. Enjoying a peaceful position while benefiting from excellent transport links and convenient access to local amenities, this impressive home offers generous living space perfectly suited to modern family life. The property welcomes you with a bright and airy entrance hallway, enhanced by natural light from windows surrounding the front door, creating an immediate sense of space and warmth. From here, all rooms are easily accessible. To the left, you'll find the spacious lounge with adjoining dining area and the well appointed kitchen. Straight ahead are bedroom two and the stylish bathroom, while to the right are bedrooms one and three.

The lounge is an impressive, light filled space with UPVC windows to the front and side, and patio doors from the dining area opening onto the rear garden. A charming and practical feature is the serving hatch connecting the dining area to the kitchen. The kitchen has been thoughtfully designed to maximise space and functionality, making it ideal for entertaining. It offers a range of wall and base units, an integrated oven, electric hob with extractor, dishwasher, and a built in breakfast bar. A large UPVC window above the sink allows natural light to flood the room. To the rear of the kitchen is a useful utility room housing the combi boiler and providing space for a washing machine.



The main bedroom is positioned to the front of the property and is a generous double, benefiting from fitted wardrobes and bedside cabinets. A large UPVC window enjoys open views over the green space opposite. Bedroom three, also to the front, is a single room with similar pleasant views. Bedroom two is a well proportioned double located to the side of the property and features a UPVC window with radiator beneath.

The bathroom is beautifully presented and fitted with a modern three-piece suite comprising WC, wash basin and L-shaped bath with shower over. Tiled walls to three elevations enhance the contemporary feel, and the room is completed with two towel rails, a radiator and a UPVC window.

The bungalow is finished in neutral décor throughout, with carpeting to all rooms except the kitchen and bathroom, creating a bright, warm and inviting atmosphere.

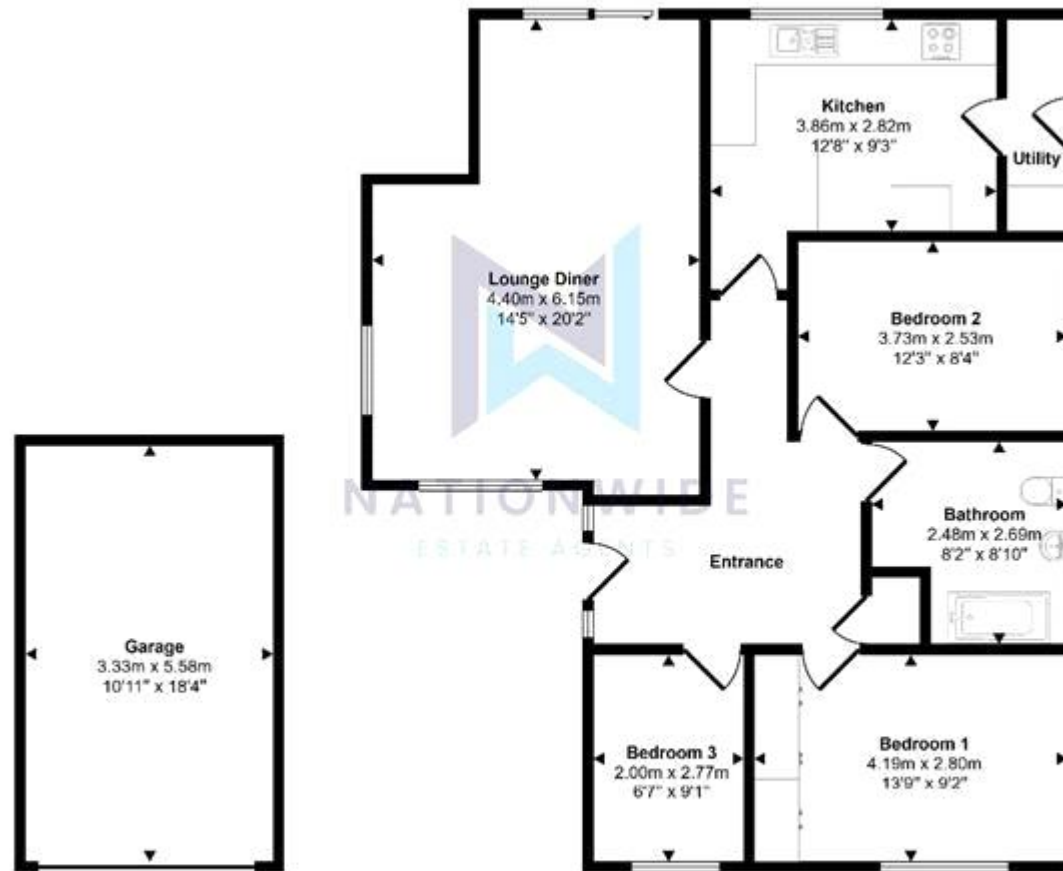
Externally, the property continues to impress. A driveway leads to a basement garage with a remote controlled up-and-over door. To the side, a landscaped garden with established shrub borders adds further appeal, while the enclosed, south-facing rear garden features raised beds and a patio area - perfect for outdoor dining and relaxation.

Properties of this quality and location rarely come to market. Contact Nationwide Estate Agents today to arrange your viewing - this is not one to miss.

Council Tax Band: D (Chorley Borough Council)
Tenure: Freehold

Tenure
Freehold

Approx Gross Internal Area
105 sq m / 1135 sq ft



Garage
Approx 19 sq m / 200 sq ft

Floorplan
Approx 87 sq m / 935 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		84
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		

Viewing by appointment only
 Nationwide Estate Agents - Adlington Office
 1-3 Market Street, Adlington, Chorley, Lancashire PR7 4HE
 Tel: 01257 475566 Email: adlington@nationwideestateagents.co.uk Website:
<https://nationwideestateagents.co.uk>