

GUILDHALL

SALES & LETTINGS



GUILDHALL
SALES & LETTINGS

30 Woodplumpton Lane

Broughton, Preston, PR3 5JJ

Offers Over £375,000



Nestled on Woodplumpton Lane in the charming village of Broughton, Preston, this delightful three-bedroom bungalow presents a fantastic opportunity for families and individuals alike. The property boasts a cosy reception room, enhanced by a lovely bay window that invites natural light, creating a warm and welcoming atmosphere.

The generously sized kitchen and dining room provide ample space for culinary adventures and family gatherings, making it the heart of the home. With three well-proportioned bedrooms, there is plenty of room for relaxation and personal space. The bathroom is conveniently located, catering to the needs of the household.

One of the standout features of this property is the large rear garden, perfect for outdoor activities, gardening, or simply enjoying the fresh air. Additionally, off-street parking ensures convenience for residents and visitors alike.

Situated close to local schools and amenities, this home is ideal for families seeking a community-oriented environment. The proximity to the M6 motorway offers excellent transport links for those commuting or



GUILDHALL
SALES & LETTINGS

GUILDHALL
SALES & LETTINGS

GUILDHALL
SALES & LETTINGS

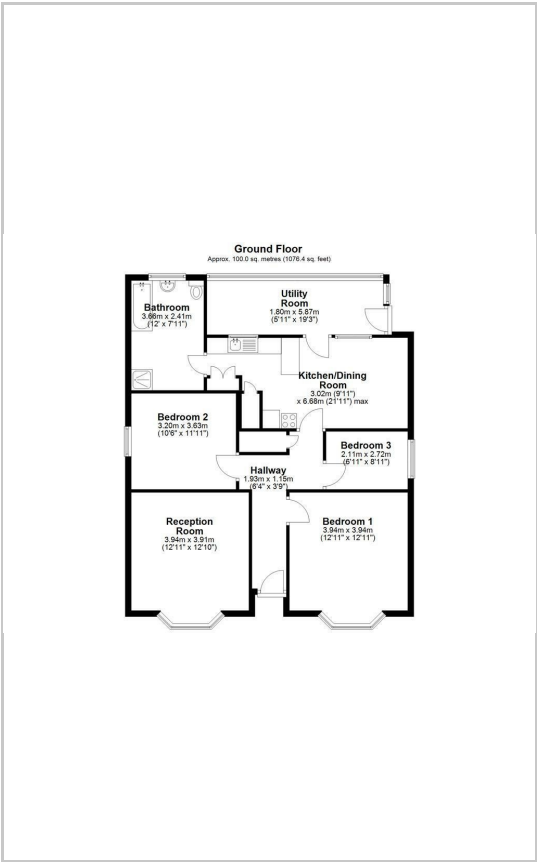
Ground Floor

- Entrance Hallway 6'3" x 3'9" (1.93 x 1.15)
- Reception Room One 12'11" x 12'8" (3.94 x 3.91)
- Bedroom One 12'11" x 12'11" (3.94 x 3.94)
- Bedroom Two 10'5" x 11'10" (3.20 x 3.63)
- Bedroom Three 6'11" x 8'11" (2.11 x 2.72)
- Kitchen Dining Room 9'10" x 21'10" (3.02 x 6.68)
- Bathroom 12'0" x 7'10" (3.66 x 2.41)
- Utility Room 5'10" x 19'3" (1.80 x 5.87)

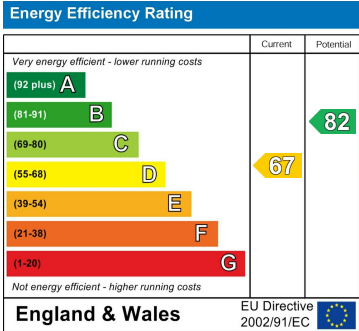
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.