

# GUILDHALL

SALES & LETTINGS



## 32 Mountbatten Close

Ashton-On-Ribble, Preston, PR2 2XB

Offers Over £110,000



Welcome to this charming one-bedroom ground floor apartment located at 32 Mountbatten Close in the picturesque area of Ashton-On-Ribble, Preston. This delightful property offers a perfect blend of modern living and serene surroundings, making it an ideal choice for individuals or couples seeking a comfortable home.

As you enter the apartment, you will be greeted by a spacious lounge that provides ample room for relaxation and entertaining. The large windows allow natural light to flood the space, creating a warm and inviting atmosphere. The lounge seamlessly connects to a lovely balcony that overlooks the tranquil docks, offering a picturesque view that is perfect for enjoying your morning coffee or unwinding after a long day.

The apartment features a newly renovated contemporary bathroom, designed with modern fixtures and finishes that enhance both style and functionality. The master bedroom is generously sized, providing a peaceful retreat for rest and relaxation.

Situated within a friendly apartment block, residents benefit from a welcoming community atmosphere. Additionally, the property includes convenient parking, ensuring that you have a secure place for your vehicle.



### Lounge 14'3 x 11'6 (4.34m x 3.51m)

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### Bedroom 14'4 x 9'3 (4.37m x 2.82m)

The master bedroom is generously sized, providing a peaceful retreat for rest and relaxation.

### Bathroom 8' x 5'5 (2.44m x 1.65m)

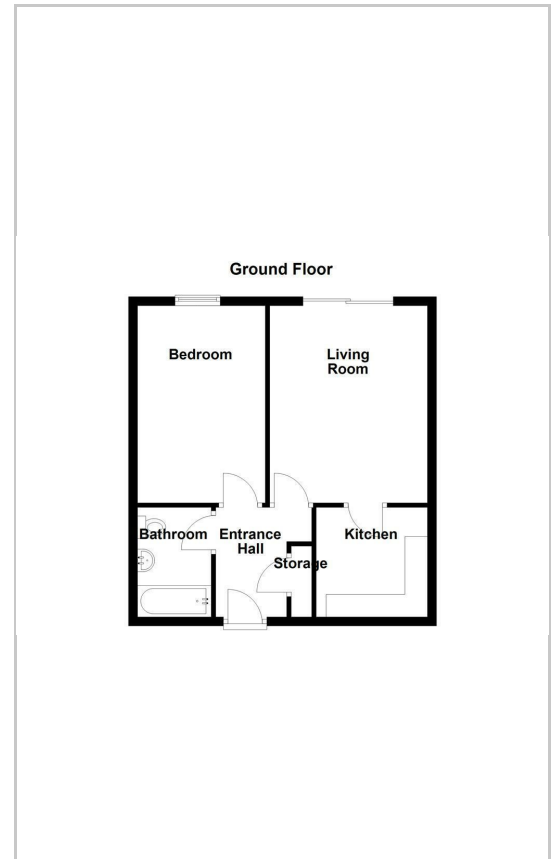
### Kitchen 8'1 x 8' (2.46m x 2.44m)

Contemporary wood look kitchen with base and wall units.

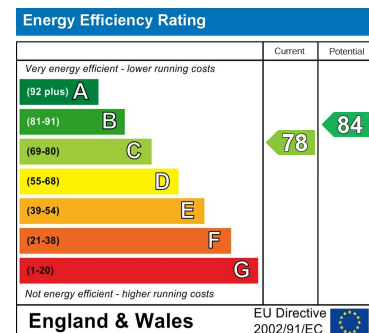
### Area Map



### Floor Plans



### Energy Efficiency Graph



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