

GUILDHALL

SALES & LETTINGS



16 Tinniswood

Ashton-On-Ribble, Preston, PR2 1EL

Offers Over £110,000



Guildhall Sales and Lettings are delighted to introduce this deceptively spacious, three bedroomed, three storey town house to the market. Situated within the popular area of Ashton On Ribble, within close proximity to local amenities, Ashton park, schools and commuter routes, this property would be ideal for investors, first time buyers or families wanting to put their own stamp on a property and internally comprises briefly:

Entrance through to the entrance hallway housing the staircase to the first floor and doors to the ground floor WC and reception room one. To the first floor is the staircase to the second floor and access to the reception room two and dining area with open access to the kitchen. To the second floor are three spacious bedrooms and a three piece family bathroom suite.

Externally to the rear is a decked seating area leading to a stone chipped and paved patio seating area - perfect for al-fresco dining in the summer! To the front of the property is on street parking.

Viewings are essential, for further information, please call the team on 01772 769999.



Ground Floor

Ground Floor WC 5'2" x 3'0" (1.58 x 0.92)

Reception Room / Utility 17'10" x 7'5" (5.44 x 2.27)

First Floor

Lounge 10'0" x 13'10" (3.05 x 4.23)

Dining Area 18'2" x 7'3" (5.56 x 2.21)

Kitchen 7'5" x 6'0" (2.27 x 1.85)

Second Floor

Bedroom One 9'0" x 14'0" (2.76 x 4.28)

Bedroom Two 9'6" x 7'7" (2.92 x 2.33)

Bedroom Three 9'0" x 7'2" (2.75 x 2.19)

Bathroom 6'4" x 6'2" (1.94 x 1.90)

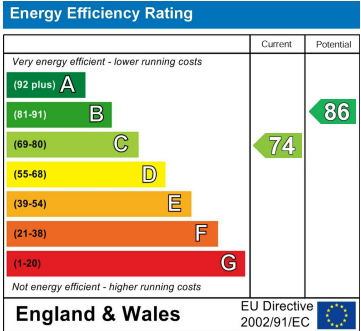
Area Map



Floor Plans



Energy Efficiency Graph



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