GUILDHALL
SALES & LETTINGS



31 Thornton Avenue

Fulwood, Preston, PR2 3TP

Offers Over £200,000

2 1 1

Nestled on Thornton Avenue in the desirable area of Fulwood, Preston, this charming bungalow offers the perfect blend of comfort and convenience. With its single-storey layout, this property is ideal for those seeking easy living without the hassle of stairs.

Upon entering, you are welcomed into a spacious reception room that provides a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The fitted kitchen is both practical and stylish, offering ample space for culinary pursuits. This bungalow features two generously sized double bedrooms, ensuring plenty of room for rest and personal space.

The fitted bathroom suite is designed for both functionality and comfort, catering to your everyday needs. Outside, the low-maintenance wrap-around garden provides a delightful outdoor space, ideal for enjoying the fresh air or hosting summer gatherings.

Additionally, the property boasts off-street parking and a garage, offering convenience and security for your vehicles. Located in a great area, this bungalow is close to local amenities and transport links, making it an







Entrance Hall
UPVC double glazed frosted window, central heating radiator, coving, smoke alarm, storage cupboard with hot water cylinder, loft access, UPVC double glazed frosted doors leading to reception room, kitchen, bedroom 1, bedroom 2 and bathroom.

Reception Room
UPVC double glazed window, central heating radiator, covering, inset fireplace with marble hearth.

Kitchen
UPVC double glazed window, UPVC double glazed frosted window, tile splash back, range of wall and base units, laminate worktop, stainless steel sink with mixer tap, extractor fan, freestanding oven, four ring gas hob, plumbing for washing machine, lino flooring, UPVC double glazed frosted door leading to conservatory.

Conservatory
UPVC double glazed frosted window, UPVC double glazed window x 5, tile floor, UPVC double glazed door leading to rear.

Bathroom
UPVC double glazed frosted window, central heating towel rail, full tile walls, dual flush WC, pedestal sink with traditional taps, panelled bath with traditional taps with overhead electric shower, tile floor.

Bedroom 1
UPVC double glazed window, central heating radiator, coving.

Bedroom 2
UPVC double glazed window, central heating radiator, coving.

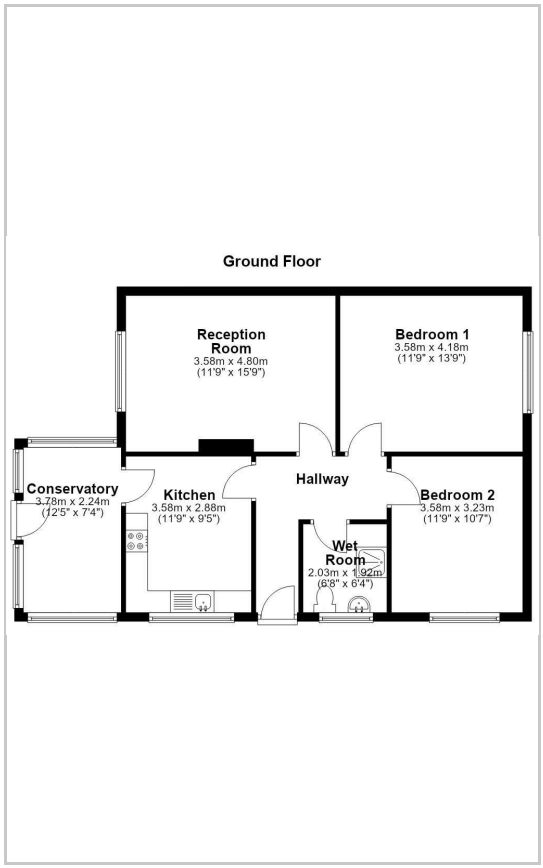
Front Garden
Mature shrubs, stones, flower beds, concrete pathway.

Rear Garden
Access to garage, flagged patio, mature shrubs.

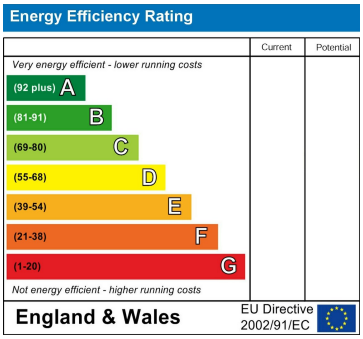
Area Map



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.

441 Blackpool Road, Preston, PR2 2LE
Tel: 01772769999 Email: https://guildhalllettings.co.uk/