

GUILDHALL

SALES & LETTINGS



33 Broughton Street

, Preston, PR1 7US

Offers Over £130,000



****TWO BEDROOMED MID TERRACED WITH NO CHAIN DELAY****

Offered to the market with no onward chain, this two bedroom terraced property presents an excellent opportunity for first-time buyers and investors alike.

The accommodation comprises a well-proportioned reception room, kitchen, two bedrooms and bathroom, providing a practical layout with plenty of potential to make the property your own.

Externally, the property benefits from an enclosed rear yard, while on-street parking is available to the front.

Situated in a convenient area of Preston, the property is well placed for local amenities, transport links and access into the city centre. With no chain delay and strong appeal for both owner-occupiers and the rental market, early viewing is highly recommended.



Ground Floor

Lounge 11'3" x 16'0" (3.43 x 4.88)

Kitchen 8'3" x 16'0" (2.54 x 4.88)

First Floor

Bedroom One 11'1" x 15'10" (3.40 x 4.83)

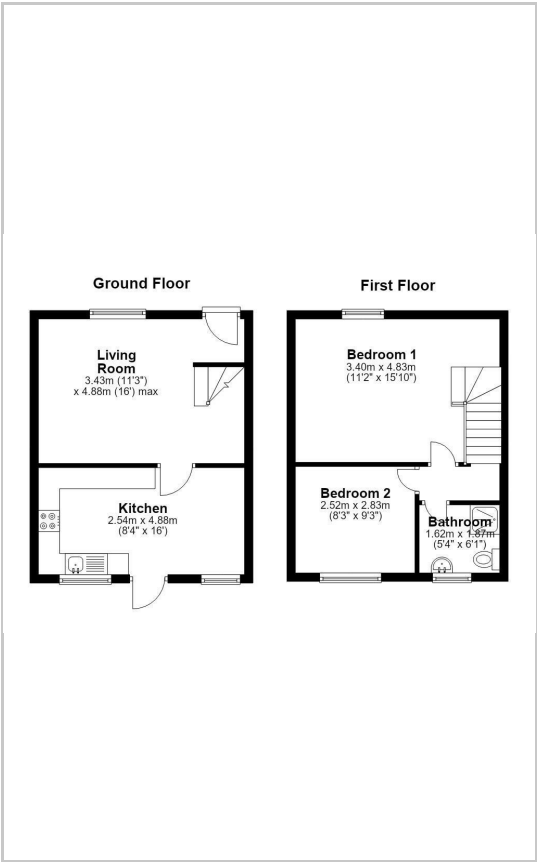
Bedroom Two 8'3" x 9'3" (2.52 x 2.83)

Bathroom 5'3" x 6'1" (1.62 x 1.87)

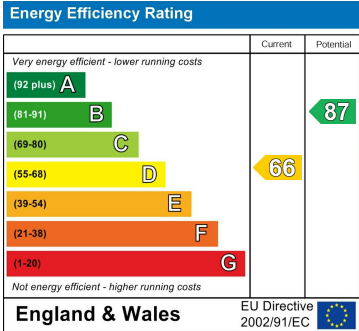
Area Map



Floor Plans



Energy Efficiency Graph



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