









***BEAUTIFUL THREE
BEDROOM HOUSE*** TWO
MODERN
BATHROOMS***SPACIOUS
LOUNGE**SPACIOUS
KITCHEN***FULLY
FURNISHED***ALL BILLS
INCLUDED***CLOSE TO
AMENITIES***WALKING
DISTANCE FROM
UCLAN***AVAILABLE FOR
SUMMER 2025***

Energy Efficiency Rating Potential Current Very energy efficient - lower running costs (92-100) B (81 - 91)81 (69-80)(55-68)E (39-54)(21 - 38)(1-20)Not energy efficient - higher running costs **EU Directive England & Wales** 2002/91/EC

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Strictly by appointment with North West Homes - Campus Office Viewing

Telephone 01772 821313

Reference RL0921

Deposit: £300

Holding Deposit: £330 **Additional Information**

Parking options: Off Street

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.