



**redrose**

**29 Cornwall Avenue**

Buckshaw Village, Chorley, PR7 7BG

Fantastic 3 bedroom apartment available on Buckshaw Village. Larger than average and situated on the top floor, this property overlooks beautifully maintained communal gardens. The property comprises 3 double bedrooms, en-suite to master with fitted wardrobes and separate lounge and kitchen. perfect...

**Asking Price Of £139,000**

EPC Rating '69'







## Property Description

### COMMUNAL AREA

The apartment is accessed via a communal security door with stairs leading to front door.

### HALLWAY

Wooden doors leading to all rooms, ceiling light point, loft hatch with access to ample loft space, airing cupboard and wall mounted electric heater.

### LOUNGE

14' 4" x 12' 2" (4.37m x 3.73m) Laminate flooring, ceiling light point, wall mounted heater, patio door to Juliet balcony overlooking landscaped gardens, down lights and satellite TV point.

### KITCHEN

13' 3" x 7' 4" (4.04m x 2.26m) A range of wall and base units in beech with contrasting worktops and tiled splashbacks, stainless steel sink, electric oven and hob with extractor fan over, integrated washer/dryer, integrated fridge/freezer, integrated dishwasher. Tiled



flooring, double glazed window to rear and downlights.

#### BEDROOM ONE

12' 1" x 10' 0" (3.7m x 3.07m) Double glazed window to front, ceiling light point, fitted wardrobes and door to en-suite.

#### EN-SUITE

6' 5" x 3' 10" (1.96m x 1.17m) Three piece suite with fully tiled shower cubicle, low level WC, wash hand basin, downlights and tiled flooring.

#### BEDROOM TWO

10' 9" x 10' 7" (3.3m x 3.25m) Double glazed window to rear, ceiling light point and wall mounted heater.

#### BEDROOM THREE

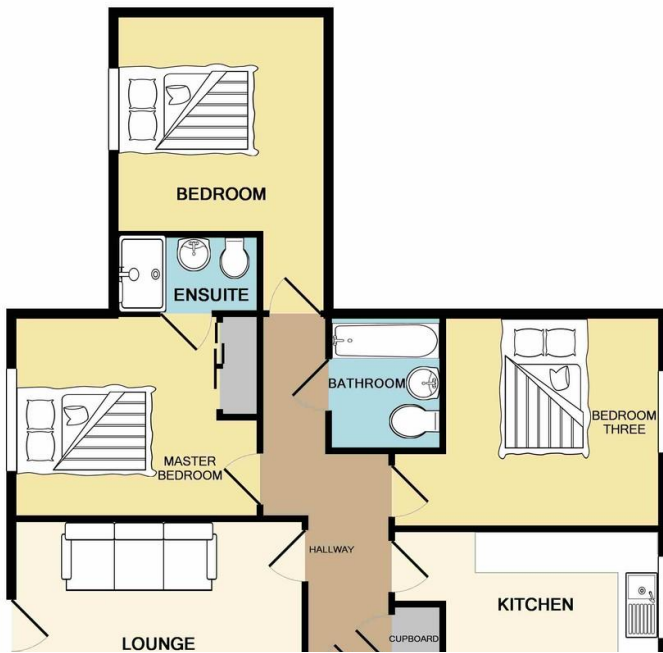
10' 7" x 10' 5" (3.25m x 3.2m) Double glazed window to front, ceiling light point and wall mounted heater.

#### BATHROOM

Three piece bathroom suite with low level WC, wash hand basin, bath with shower over, tiled walls and flooring, downlights and extractor fan







Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	<b>A</b>		
(81-91)	<b>B</b>		
(69-80)	<b>C</b>	69	78
(55-68)	<b>D</b>		
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
<b>England, Scotland &amp; Wales</b>			EU Directive 2002/91/EC

Address:  
29 Cornwall Avenue Buckshaw Village Chorley PR7 7BG

Redrose  
15 Barnes Wallis Way  
Buckshaw Village  
Chorley  
Lancs

www.redrosepm.co.uk  
sales@redrose.co.uk  
01772 456558

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements