



redrose

56 Judeland

Astley Village, Chorley, PR7 1XJ

Guide Price £290,000

EPC Rating 'TBC'

Properties like this seldom come to market on Judeland. This extended 3-bedroom detached family home offers spacious living in a highly desirable location. The ground floor features a bright, open-plan kitchen-diner fitted with integral appliances. There is a generous lounge and conservatory. Upstairs, the master bedroom benefits from fitted wardrobes and is complemented by two further good-sized double bedrooms and a contemporary family shower room. Externally, the property boasts a private driveway, integral garage with remote control door and a fully fenced well established rear garden





Property Description

ENTRANCE HALL

A compact and inviting entrance hall with a practical layout, offering easy access to the main living spaces.

LOUNGE

24' 6" x 9' 9" (7.47m x 2.97m) A generously sized, light-filled full length living area designed for comfort and style. Featuring large windows that flood the room with natural light, premium flooring, and elegant finishes, it provides the perfect setting for both relaxing family time and sophisticated entertaining. Double glazed window to the front aspect and double panel radiators. Feature fireplace with marble hearth and plinth and electric fire set within. Double glazed sliding patio door leading to the conservatory, ceiling coving, stairs rising to the first floor and door to the kitchen/diner.



CONSERVATORY

11' 3" x 9' 11" (3.43m x 3.02m) Double glazed windows and French Doors leading to the garden. Tiled flooring.

KITCHEN/DINER

16' 4" x 10' 9" (4.98m x 3.28m) Characterful wooden wall and base units with a timeless design, offering sturdy storage and a warm, inviting aesthetic. These classic features add charm and a cosy, homely feel to the kitchen which also includes a breakfast bar. Stainless steel bowl and half sink drainer and mixer tap. Integrated appliances comprising of electric oven and four ring gas hob with extractor hood and courtesy light over. Space for washing machine and plumbing for dishwasher.



LANDING

A bright and airy landing featuring a side window that floods the space with natural light, creating an open and welcoming atmosphere. The area provides easy access to all bedrooms and the family bathroom, with clean, modern finishes throughout.

MASTER BEDROOM

12' 9" to wardrobe front " x 10' 9" (3.89m x 3.28m) A spacious and tranquil retreat designed for rest and relaxation. Featuring ample natural light, generous floor space, and tasteful décor, this room offers the perfect sanctuary. Additional highlights include fitted wardrobes, dressing table and mirror. Double glazed window to the front aspect and double panel radiator.



BEDROOM TWO

12' 6" x 9' 10" (3.81m x 3m) A great size room with double glazed window to the front aspect, double panel radiator and ceiling coving.

BEDROOM THREE

10' 6" x 10' 0" (3.2m x 3.05m) Another great size room with double glazed window to the rear aspect, double panel radiator, fitted wardrobe with overhead cupboards, ceiling coving and radiator.



SHOWER ROOM

A stylish and contemporary bathroom featuring a matching three-piece suite comprising walk in tiled double shower cubicle, washbasin with chrome mixer tap and low level WC. Finished with clean lines, high-quality fixtures, and elegant tiling, it offers a fresh and functional space for daily routines. Two double glazed frosted windows to the rear aspect, heated towel radiator, tiled walls and ceiling recess lighting.



EXTERNALLY

A paved front driveway providing convenient off-road parking for two vehicles and direct access to the integral garage. Designed for ease of use and enhanced kerb appeal, this space offers both practicality and style. Access to both sides of the property and a door to a garden room for storage.

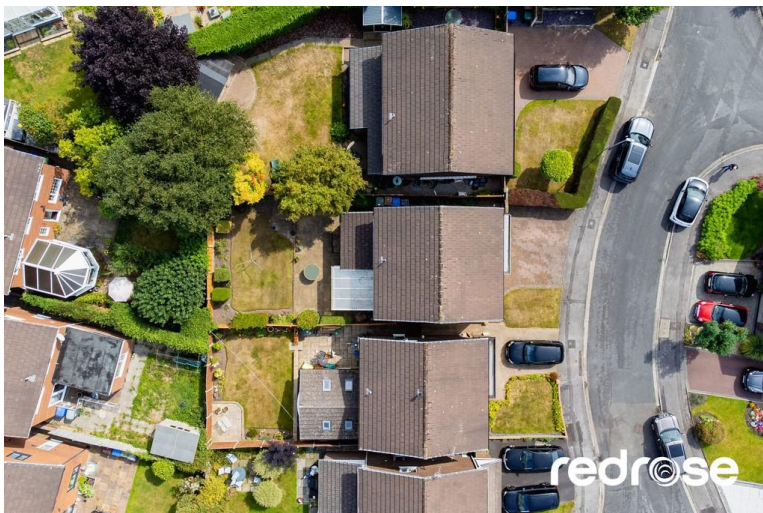
A private, fully fenced rear garden featuring a lawn and a paved patio area, perfect for outdoor dining, relaxation, and family activities. This outdoor space boasts mature well established plants, flowers and shrubs and offers a safe and tranquil environment, ideal for both entertaining and quiet enjoyment.



LOCATION

Situated in the peaceful and sought-after cul-de-sac of Judeland, within the desirable Astley Village area of Chorley, this location offers a perfect blend of suburban tranquility and convenient access to amenities. Residents enjoy close proximity to Astley Park, providing ample green space for outdoor leisure and family activities.

Local shops, well-regarded schools, and excellent transport links-including easy access to nearby motorways-ensure everyday needs and commuting are hassle-free. Judeland's quiet, community-focused environment makes it an ideal place for families and professionals alike seeking a serene yet connected lifestyle.



MORTGAGES

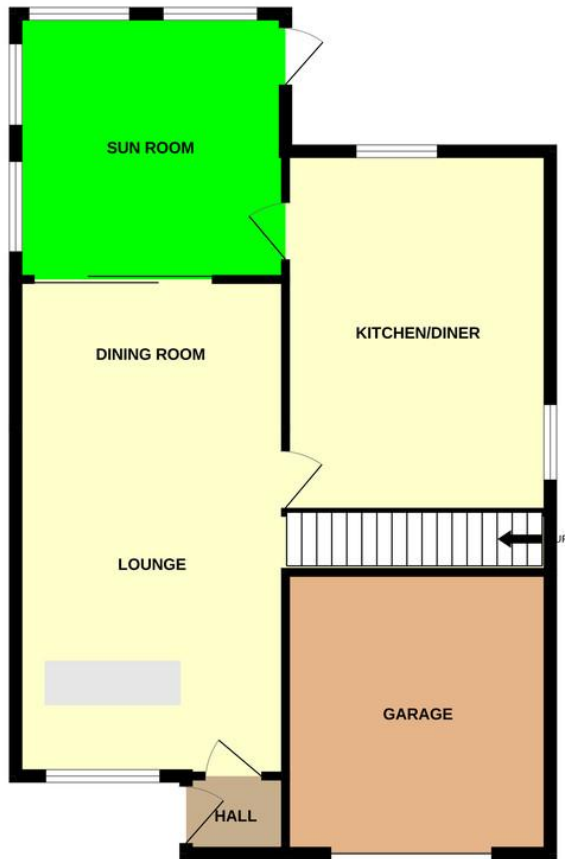
If you would like a free mortgage consultation our financial adviser will be able to meet with you to discuss your requirements and to assess your mortgage capability. You will receive professional and independent mortgage advice along with any other associated services.



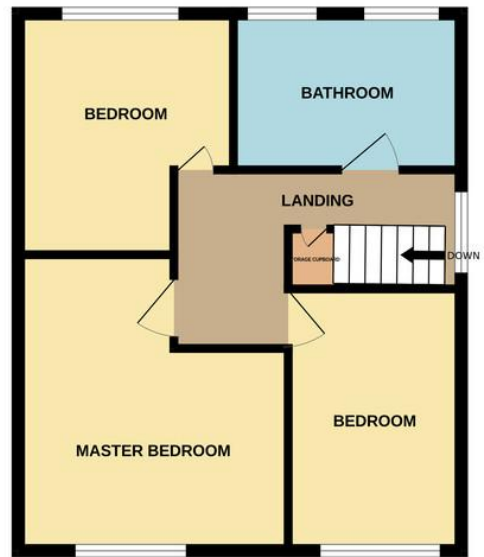
Aerial boundary view for illustrative purposes only



GROUND FLOOR
776 sq.ft. (72.1 sq.m.) approx.



1ST FLOOR
462 sq.ft. (43.0 sq.m.) approx.



TOTAL FLOOR AREA: 1238 sq.ft. (115.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements

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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