



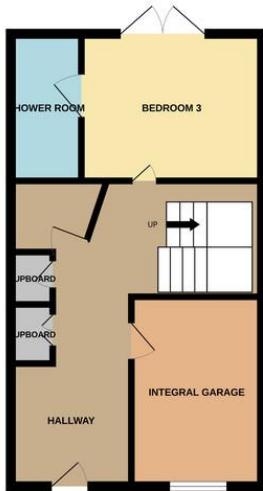
20 Main Street | Buckshaw Village | Chorley | PR7 7AQ

Offers Over £250,000

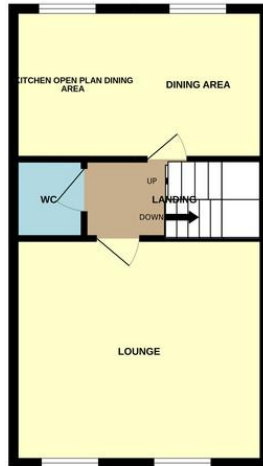
This impressive townhouse offers flexible family living across three well-planned floors. The ground floor comprises a welcoming entrance hallway, a versatile room with Ensuite facilities, ideal for guests or a home office. The first floor boasts a bright and spacious living area, kitchen and dining area and additional W.C. On the top floor, the generous master bedroom features a walk-in wardrobe and Ensuite shower room, while a family bathroom with a modern three-piece suite serves the remaining two bedrooms. Externally, the property benefits from an integral garage, allocated parking to the front, and an easy-to-maintain rear garden, providing a practical and low-maintenance outdoor space.

- Popular Residential Location
- Three Storey Townhouse
- Four Bedrooms
- Spacious First Floor Lounge
- Kitchen with open Plan Dining Area

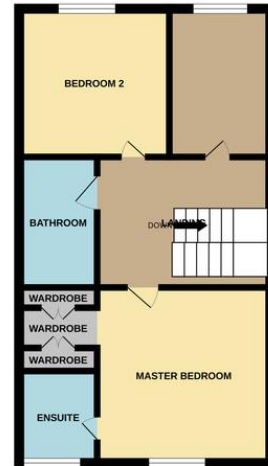
GROUND FLOOR  
393 sq.ft. (36.5 sq.m.) approx.



1ST FLOOR  
395 sq.ft. (36.7 sq.m.) approx.



2ND FLOOR  
395 sq.ft. (36.7 sq.m.) approx.



TOTAL FLOOR AREA: 1183 sq.ft. (109.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Contact Details

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C	79 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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