

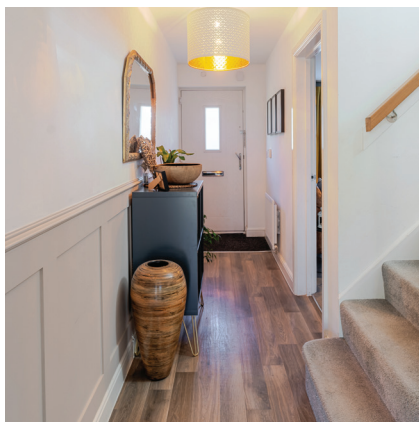


# 4 Foundry Close

Halton







## 4 Foundry Close



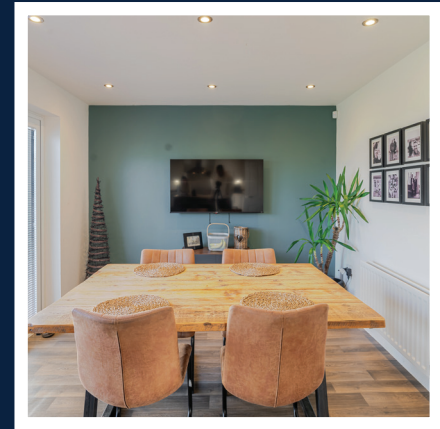
In the heart of the highly sought-after village of Halton, 4 Foundry Close is a beautifully presented four-bedroom detached family home that perfectly balances modern living with a welcoming community feel.

With spacious interiors, a private garden, and easy access to fantastic local amenities, this home is ideal for families looking to put down roots in a friendly and well-connected location.

Located in a thriving village, this detached home offers a private garden with hot tub area, a stylish kitchen diner, and four generous bedrooms with a master en suite. Just steps from a community centre, skate park, football pitch, and more, it's the perfect spot for families.

With its spacious layout, fantastic outdoor space, and unbeatable location, 4 Foundry Close is the ideal home for families looking to enjoy a vibrant and active village lifestyle while still benefiting from the convenience of modern living.

Viewings are strictly through Lune Valley Estates. Please contact the office 7 days a week for further information and to arrange viewings.







**4 BEDS**



**3 BATHS**

- Unwind in the relaxing dedicated hot tub area.
- Highly desirable village location which perfectly mixes countryside charm and modern conveniences.
- The heart of the home is the spacious kitchen diner, designed for both everyday family meals and entertaining.



*Take a closer look...*



Property Type:

*Detached*

Square Footage:

*1517 sqft*

Council Tax Band:

*E*

EPC Rating:

*B*

Tenure:

*Freehold*

# Why Halton?



Halton is a highly desirable village that offers a perfect mix of countryside charm and modern conveniences, making it a fantastic place to raise a family. One of the major highlights of this location is that just across the road from the property lies the Halton Community Centre, which boasts excellent outdoor facilities including a skate park, football pitch, and basketball courts — a dream for active children and teenagers.

The village itself has a strong community spirit, with a well-regarded primary school, a library, and a selection of local shops, cafes, and pubs. For nature lovers, the stunning Lune Valley and nearby cycle paths provide endless opportunities for outdoor adventures, while excellent road and public transport links make commuting to Lancaster and beyond a breeze.

Nearby Lancaster is a historic City with a vibrant bar culture. The accessibility to the m6 makes the perfect place to settle in a semi-rural community with a plethora of local amenities and attractions on your doorstep. There are many excellent schools on the doorstep and the location of the local hospital and University attracts many academics to the area.





# The Garden



One of the standout features of this home is the beautifully private rear garden, offering a tranquil escape from daily life.

Whether it's hosting summer barbecues, watching the children play, or unwinding in the dedicated hot tub area, this outdoor space provides something for everyone.



*Garage*



*Parking*



*Garden*





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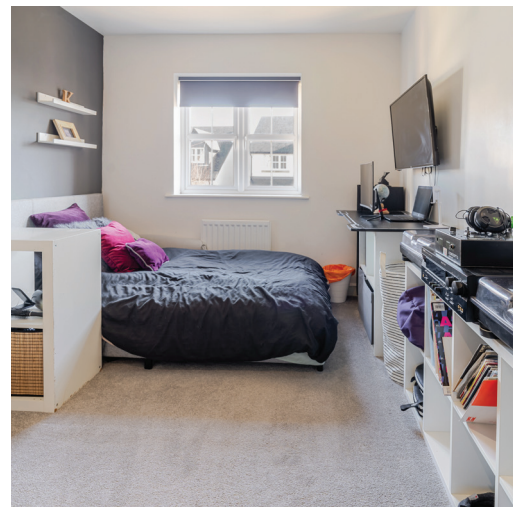




# The Bedrooms



Upstairs, the home continues to impress with four well-proportioned bedrooms, including a master suite with en suite shower room.





# Kitchen Diner



From the moment you step inside, you'll be greeted by a warm and airy atmosphere. The heart of the home is the spacious kitchen diner, designed for both everyday family meals and entertaining.

This bright and stylish space is complemented by a separate utility room, keeping household chores tucked away, and a ground-floor WC for added convenience.



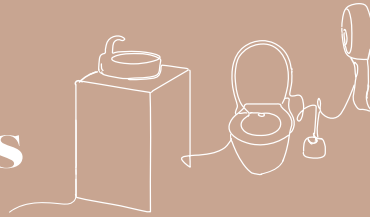








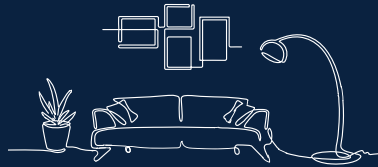
# The Bathrooms



Alongside a downstairs WC and the master bedroom's en-suite, the family bathroom is modern and well-appointed, while the bright, airy landing enhances the sense of space throughout the upper floor.



# The Lounge



The living areas offer a fantastic space to relax, with large windows bringing in plenty of natural light.









**Total Area: 141 sq. metres (1517 sq. feet)**



# About Lune Valley Estates

Nestled in the heart of the breath-taking Lune Valley we are a professional independent agency specialising in luxury property. We understand the significance of moving home and that both selling your existing home and finding the next one is as much financial as it is emotional. We combine local expertise, a strong network of partners and a proactive approach to ensure you have the best possible experience and can begin the next chapter with excitement.



“Honesty, integrity, and client care are fundamental values stitched into the fabric that makes Lune Valley Estates and we make them a part of everything we do.”



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**ROB MENZIES**  
Director





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