



**Charles House
Winckley Square
Preston
Lancashire
PR1 3AW**

Offers in Excess of £119,000

bettermove

Winckley Square

Preston

Bettermove are proud to present this 1 bedroom first floor flat in Preston available with no forward chain.

The property benefits from double glazing, electric heating throughout and has off street parking available via the communal parking area. The council tax band is A.

This is a leasehold property with 246 years remaining on the lease; the ground rent is £120 per annum and the service charge is £1,800 per annum.

The interior of this beautifully presented property comprises a spacious and open plan living room and the fitted kitchen, one double bedroom and the bathroom on the first floor of the building.

Located in the popular residential area of Preston, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Preston Train Station, the M6 and many local bus routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase immediately by paying an exclusivity deposit of £1,000.

This is not an additional fee and is returned to you on completion.

Paying this deposit ensures that the seller takes the property off the market and reserves it exclusively for you. Therefore, eliminating the risk of being gazumped by another buyer, and incurring aborted costs.

This allows you rights to purchase within a given timeframe (typically 8-12 weeks) which gives you time to prepare funding, surveys,





20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk