



Fell View, Ribchester, Ribble Valley

£399,950 Freehold

IMMACULATE TWO DOUBLE BEDROOM BUNGALOW, FULLY RENOVATED TO AN EXCELLENT STANDARD Presented with no onward chain, this stunning two bedroom detached bungalow situated in the tranquil heart of Ribchester with open aspects to the front and rear.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E



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Set against the backdrop of sweeping countryside views to both the front and rear, the home has been thoughtfully designed for comfortable open plan living, providing a versatile layout that is equally suited to relaxing evenings or entertaining guests. The main living area, bathed in natural light, is centred around a striking double sided multi-fuel burning stove, creating a welcoming focal point for the space. The high specification kitchen is sure to delight, featuring integrated appliances, sleek granite worksurfaces and ample storage, ensuring both style and functionality for culinary enthusiasts. Two generously proportioned double bedrooms each benefit from patio doors, allowing for seamless transitions and an abundance of natural light throughout the day. The beautiful four piece bathroom suite is finished to an excellent standard, combining modern fittings with a sense of understated luxury.

Additional highlights include a stone driveway with

- electric gates, providing secure parking for several cars, and historic planning for a detached garage (offering further potential subject to relevant permissions). Ideally located in the sought-after Ribble Valley, residents benefit from a peaceful village setting just a short distance from Ribchester's vibrant centre, which offers a range of amenities including recreational areas, a junior school, local shops, public houses and restaurants. The area is renowned for its picturesque countryside walks, making it perfect for those who appreciate outdoor pursuits.

Furthermore, excellent transport links are close at hand, with the A59 just two miles away, providing convenient access across Lancashire.

- Stunning Two Bedroom Detached Bungalow
- Tranquil Ribchester Location with Countryside Views to the Front and Rear
- No Onward Chain
- Beautiful Four Piece Bathroom Suite
- Ribble Valley Location
- Driveway Parking for Several Cars
- Historic Planning for a Detached Garage
- Open Plan, Versatile Living Accommodation Complete to an Excellent Standard
- High Specification Kitchen with Integrated Appliances and Granite Worksurfaces



Hallway

Stone tiled flooring, radiator

Living Area

Stone tiled flooring, radiator. large upvc double glazed windows, dual aspect multifuel stove

Dining Area

Stone tiled flooring, dual aspect multi fuel stovw

Kitchen

Full height fitted units featuring integrated fridge freezer, washing machine, double oven and integral microwave. Kitchen island housing sink, cupboards, induction hob and dishwasher with granite worktops and breakfast bar, stone tiled flooring, radiator, large upvc double glazed windows with French doors to driveway

Orangery

Stone tiled flooring, radiator, upvc double glazed windows and French doors to garden

Bedroom One

Carpet flooring, radiator, upvc double glazed French doors to garden

Bedroom Two

Carpet flooring, radiator, upvc double glazed French doors to garden

Bathroom

Four piece suite with walk in shower, vanity unit housing sink and wc, heated towel rail, stone tiled flooring, tiled floor to ceiling, upvc double glazed frosted window





Approximate total area⁽¹⁾
935 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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