GUILDHALL
SALES & LETTINGS



Flat 90 Victoria Wharf Britannia Drive

Ashton-On-Ribble, Preston, PR2 2YD

Offers Over £100,000

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One Bedroom Third Floor Apartment | Dock Views | Private Balcony | Residents' Parking

A well presented one bedroomed third floor apartment situated within the popular location of the docklands, in Ashton-on-Ribble. The property comprises a spacious lounge with access to a private balcony overlooking the docks, fitted kitchen, one bedroom and bathroom. The apartment further benefits from residents parking and offers an excellent opportunity for first-time buyers, investors or those seeking a low-maintenance home in a desirable waterfront location.

When an offer is accepted, all buyers will be required to complete a anti-money laundering and ID check. Our partner, Thirdfort, will carry out the initial checks on our behalf. The individual cost is £75 inclusive of VAT and will be charged before a memorandum of sale can be issued.







Third Floor

Entrance Hall 8'1" x 3'3" (2.48 x 1.01)

Lounge 12'7" x 11'10" (3.86 x 3.62)

Kitchen 8'3" x 8'1" (2.52 x 2.48)

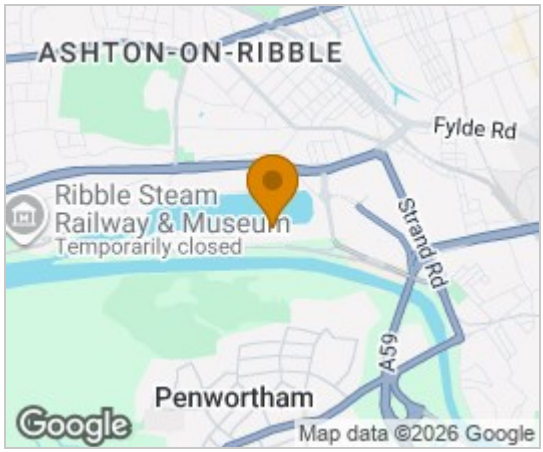
Bedroom 12'8" x 8'11" (3.87 x 2.72)

Bathroom 7'4" x 5'4" (2.25 x 1.63)

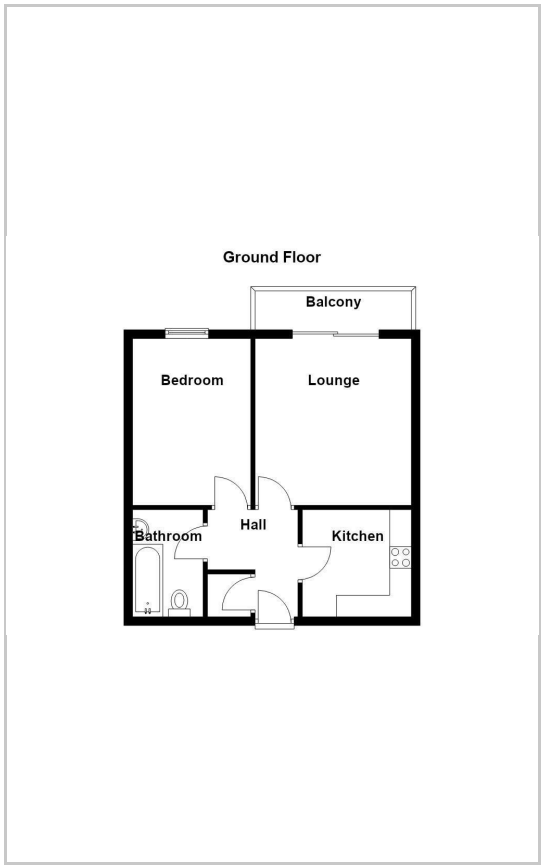
Communal Areas
Communal areas with double entry doors. The property can be found on the third floor landing.

External
Communal parking.

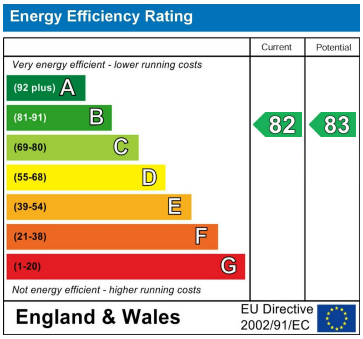
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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