



- **Characterful barn with listed building planning consent to provide two separate dwellings.**

**Description** A characterful barn which has been granted listed building planning consent to develop to provide two separate dwellings with approximately 3000 square feet of potential living space (with the floor space for each property to be divided 60/40). The proposed properties will provide extensive living space to include living, kitchen and dining areas along with three good sized bedrooms with bathroom and en-suite facilities. The property rests amongst private grounds.

**Situated** The Elmers Green area is extremely desirable with varying styles and types of prestige property, there is easy access to the motorway network with the M58 only a short distance away as well as the railway network with Upholland Station on hand.

**EPC Rating** F



Not to scale. For identification purposes only

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