

Ian Anthony The Estate Agents

Croft Avenue, Burscough, Ormskirk, L40 5TB

Guide Price £290,000









- SEMI DETACHED PROPERTY LIVING ROOM, DINING ROOM
- KITCHEN & UTILITY STORE THREE BEDROOMS ROOM
- FAMILY BATHROOM GARDENS FRONT AND REAR
- CARPORT POPULAR RESIDENTIAL LOCATION







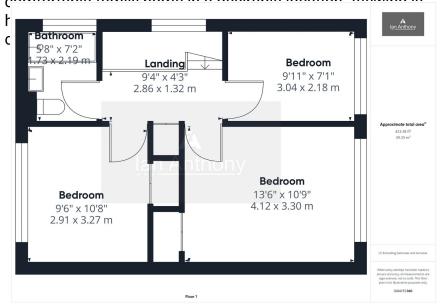


This well-presented three-bedroom semi-detached house is located in the sought-after residential area of Burscough, offering convenient access to local amenities. The accommodation on the ground floor comprises a spacious living room, a separate dining room, and a well-appointed modern fitted kitchen, providing ample space for comfortable living and entertaining.

Ascending to the first floor, you'll find three bedrooms and a family bathroom, ensuring practicality for everyday living.

Externally, the property boasts a carport, gravel driveway parking area and garden to the rear, providing outdoor space for relaxation and enjoyment.

This property presents an excellent opportunity to acquire a





	C	urrent	Potentia
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80)	1,		80
(55-68)		66	
(39-54)			
(21-38)			
(1-20)			
Not energy efficient - higher running costs			

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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