



# Ian Anthony

The Estate Agents

# Varlian Close, Westhead, Ormskirk, L40 6HJ

Guide Price £550,000

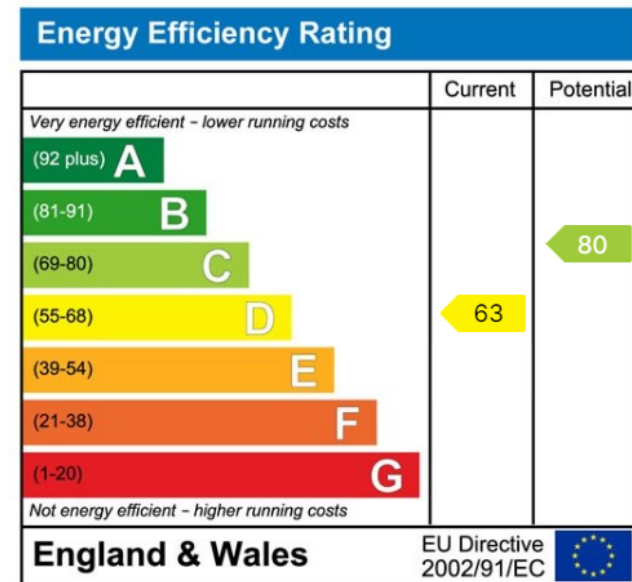
🛏️ 4 🚿 2 🚗 2



- NO CHAIN!
- LARGE REAR GARDEN
- DESIRABLE LOCATION
- DINING ROOM
- UTILITY
- FOUR BEDROOMS
- FRONT GARDEN
- BATHROOM
- LIVING AREA
- QUIET CUL-DE-SAC



Nestled in a tranquil and highly sought-after neighborhood, this four-bedroom detached property offers a fantastic opportunity for those looking to create their ideal family home. While the house is in need of modernization, it has great potential and a wealth of features that make it a standout opportunity. The property boasts a spacious living room and a separate dining room, both offering ample space for family gatherings and entertaining. The kitchen includes an adjoining utility room, providing extra convenience and storage. Outside, the property is set on a large plot with an expansive garden, perfect for outdoor activities, gardening, or even extending the property, subject to planning permission. A garage provides additional storage or parking space. Located in a peaceful and desirable area, this home offers the perfect blend of serenity and accessibility, with local amenities, schools, and transport links just a short distance away.



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

5 Burscough Street, Ormskirk, Lancashire, L39 2EG

Tel: 01695 580888 Email: [enquiries@iananthonystates.co.uk](mailto:enquiries@iananthonystates.co.uk) <https://www.iananthonystates.co.uk>