

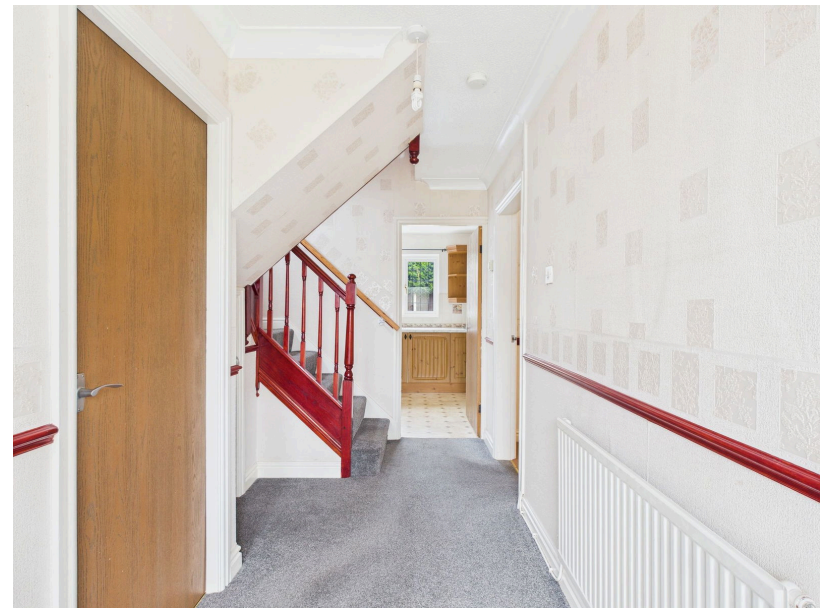


Ian Anthony
The Estate Agents

Pine Grove, Ormskirk, L39 2YS

Offers Over £300,000

🛏 4 🚿 2 🛋 1



Spacious 4-Bedroom Family Home in Sought-After Pine Grove, Ormskirk

Located in a quiet and desirable residential estate, this well-presented four-bedroom detached property on Pine Grove offers the perfect foundation for modern family living. With generous internal space and ample opportunity for modernisation, this home is ideal for those looking to create a space tailored to their own style and needs.

Set back from the road, the home boasts a large, multi-car driveway and a landscaped front lawn, offering a welcoming first impression. A detached garage to the rear provides secure parking or additional storage.

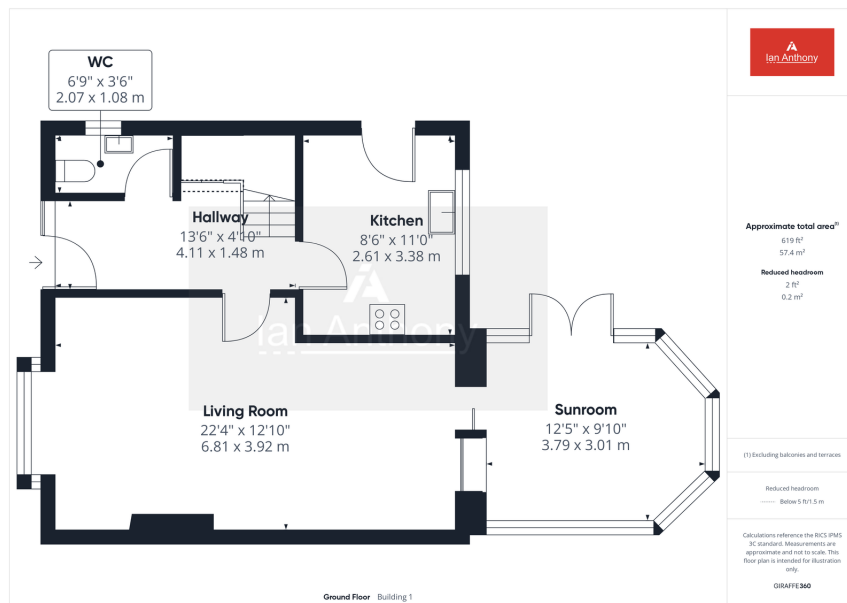
Upon entering, a spacious hallway with understairs storage leads to all ground floor rooms. The generously sized living room features a bay-style window that floods the space with natural light. Currently arranged with sofas, this versatile room can be styled to suit your personal taste. Flowing seamlessly from the lounge is the bright and inviting sunroom—a cosy retreat perfect for relaxing, dining, or entertaining. French doors open out onto the rear garden, creating a desirable indoor-outdoor living experience.

The kitchen, currently fitted with matching wooden wall and base units and white countertops, is a practical and functional space. A large window overlooks the back garden, and there's easy access to the driveway via a side door—ideal for everyday convenience. There's room for all essential appliances and plenty of potential to modernise.

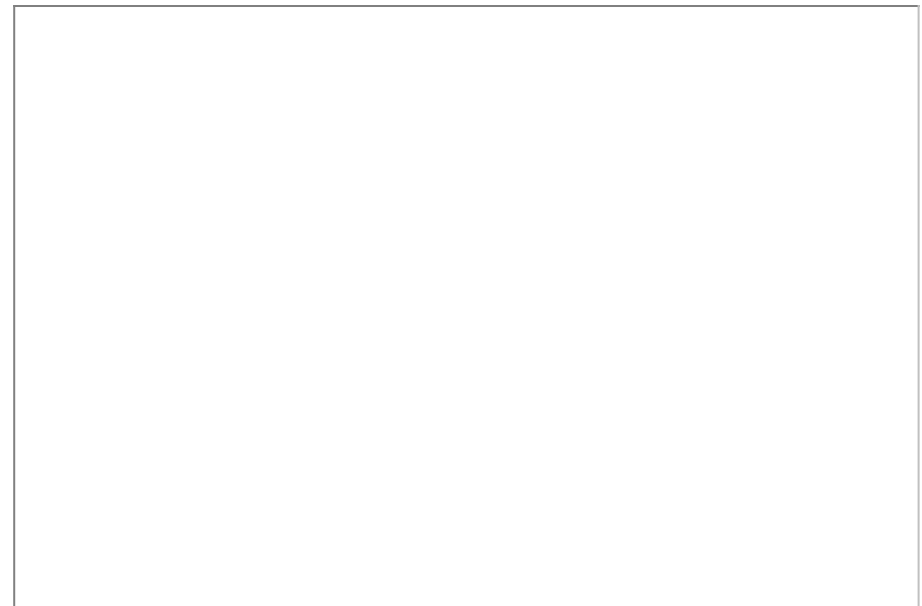
Upstairs, a bright landing leads to four well-proportioned bedrooms. The main bedroom is a generous double and features an en-suite bathroom complete with WC, sink, and a glass-enclosed shower. The remaining three bedrooms are all versatile and well-sized, perfect for children, guests, or home working. The family bathroom is currently fitted with a grey suite and provides a practical space for a growing family.

To the rear, the sizeable garden offers a mix of lawn and paved





- FOUR BEDROOM
- MULTI CAR DRIVEWAY
- SUNROOM
- GARAGE
- DETACHED PROPERTY
- POTENTIAL FOR MODERNISATION
- RESIDENTIAL AREA



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@iananthonyestates.co.uk <https://www.iananthonyestates.co.uk>