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The Estate Agents

5 Millers Court
Ormskirk, Lancashire, L39 4XF

Asking Price Of £89,950

- 70 % SHARED OWNERSHIP
- GROUND FLOOR APARTMENT
- LOUNGE
- KITCHEN
- TWO BEDROOMS
- BATHROOM
- COMMUNAL GARDENS
- PARKING





Property Description

SUMMARY

A ground floor 70% Ownership apartment pleasantly situated in the Ormskirk Area. Accommodation comprises a lounge, kitchen, two bedrooms and a bathroom whilst outside there are attractive communal gardens to the rear which are private and not directly overlooked. The property benefits from off road parking to the rear.

FRONT DOOR

Part glazed UPVC door.

ENTRANCE HALL

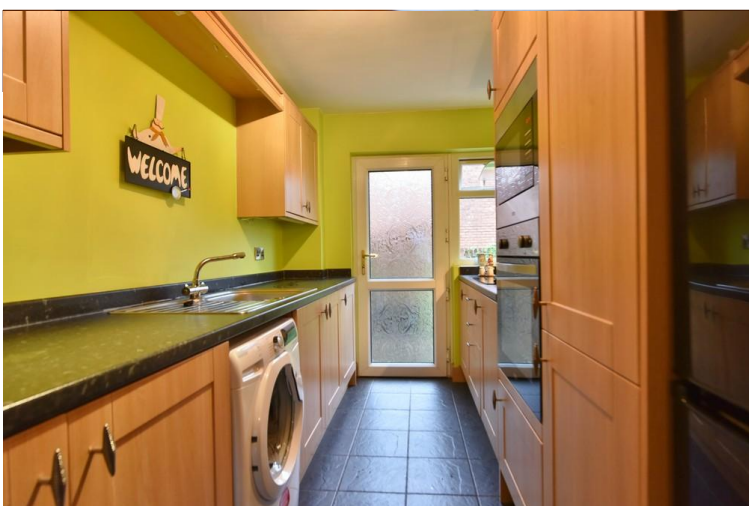
Laminate flooring and storage cupboard.

LOUNGE

15' 1" x 12' 8" (4.6m x 3.86m) Windows to front aspect, electric fire with marble surround, laminate flooring.

KITCHEN

11' x 6' 9" (3.35m x 2.06m) Door and window to rear aspect, fitted units, stainless steel sink and drainer, electric oven, hob, microwave, space for washing machine and





fridge freezer, tiled floor.

BEDROOM 1

14' 5" x 9' 4" (4.39m x 2.84m) Laminate flooring.

BEDROOM 2

11' 1" x 5' 9" (3.38m x 1.75m) Door to rear aspect, laminate flooring, storage cupboard.

BATHROOM

WC, washbasin, walk in shower cubicle with power shower, ladder radiator, radiator.

OUTSIDE

Communal gardens and parking area.

ADDITIONAL INFORMATION

The property has a gas central heating system, double glazing.

LOCAL AUTHORITY

West Lancashire Borough Council, Council Tax - Band B

SERVICES (NOT TESTED)

No tests have been made of mains services, heating systems or associated appliances and neither has confirmation been obtained from the statutory bodies of the presence of these services. We cannot therefore confirm that they are in working order and any prospective purchaser is advised to obtain verification from their solicitor or surveyor.

TENURE

PLEASE NOTE: We cannot confirm the Tenure of this property and any prospective purchaser is advised to obtain verification from their solicitor, mortgage provider or surveyor.

VIEWING

Viewing strictly by appointment through the Agents.





This floor plan is for illustration purposes only.
Plan produced using PlanUp.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 c	75 c
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements