



MCCORQUODALE GARDENS
NEWTON-LE-WILLOWS
WA12 0AA

£280,000



MCCORQUODALE GARDENS, NEWTON-LE-WILLOWS, WA12 0AA

****COMMUTOR CONVENIENCE** **CONTEMPORARY STYLE****
****COVETED CUL-DE-SAC****

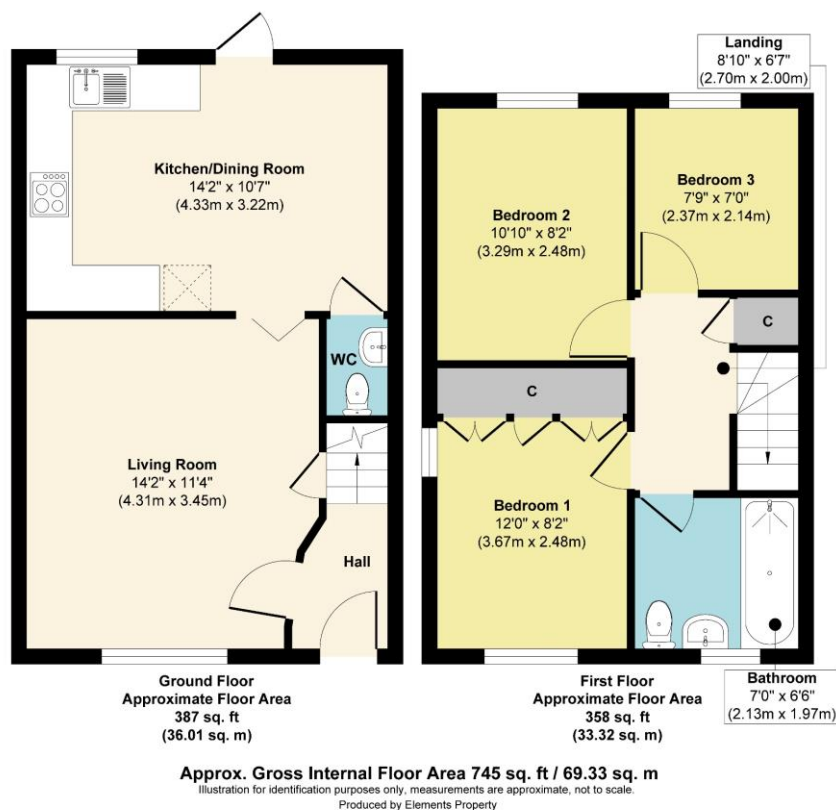
A Beautifully Presented, Corner Positioned, Three Bedroom, Modern Home, Ideally Situated Within This Prestigious Cul-de-sac, Positioned Just off Newton Le Willows High Street.

With Newton Le Willows Train Station Within Easy Reach For Commuters, In Addition to Invaluable Driveway Parking, Early Viewing Is Highly Recommended.

*****Call Fraser Reeves to view 01925 222555****







General Services:

All mains' services are believed to be connected to the property.

Construction Type: Brick and tile

Heating type: Gas central heating

Broadband: standard 15 mbps download / 1mbps upload, superfast 80 mbps download, 20 mbps upload, ultrafast 1800 mbps download, 220 mbps upload.

Mobile Signal/Coverage: Vodafone (voice limited, data limited), EE (voice likely, data likely), O2 (voice limited, data limited).

Flood Risk (if known): Very low (rivers and the sea), Very low (surface water).

Local Authority:

St Helens Borough Council

Council Tax:

Tax Band B

Tenure:

Freehold

Score	Energy rating	Current	Potential
92+	A		96 A
81-91	B	83 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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 or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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