



5 Derby Road

, Formby, L37 7BN

Offers in the region of £3,000,000

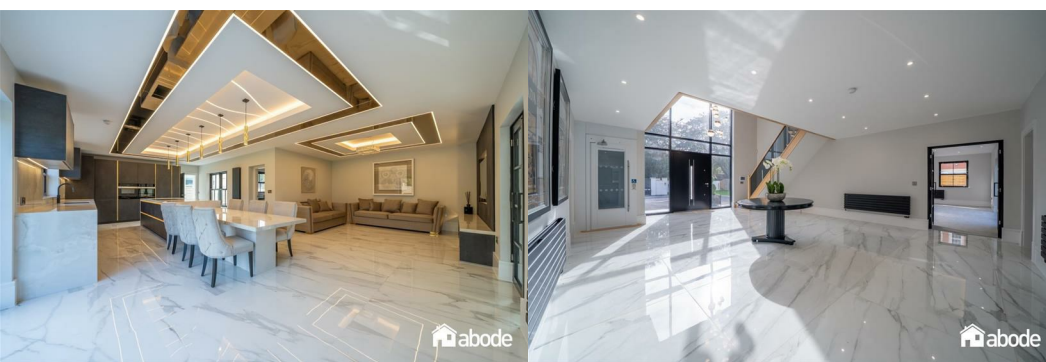


Set along one of Formby's most picturesque and highly sought-after roads, this exceptional new home immediately commands attention. Its striking architectural design and impressive frontage perfectly reflect the elegance and sophistication found within. A true showcase of luxury living in one of the area's most desirable addresses.

From the moment you arrive, the sense of space and style is undeniable. A sweeping driveway leads to a bold, contemporary façade, where glass and symmetry combine to create a beautiful first impression.

Inside, the double-height entrance hall delivers instant impact. Bathed in natural light, it sets the tone for the rest of the home, cool, refined, and effortlessly impressive. Every detail has been thoughtfully curated, from the bespoke woodwork to the subtle, high-end finishes that elevate the interiors. A discreet lift offers seamless access to all levels, ensuring comfort and practicality for every family member.

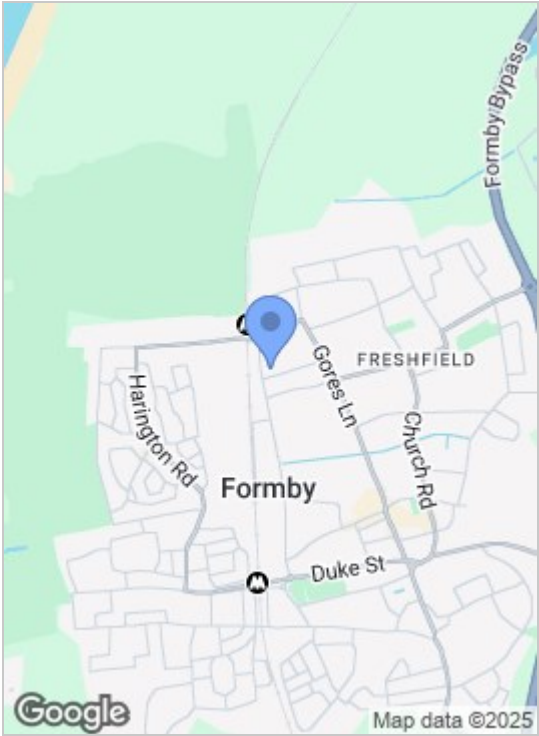
At the heart of the home lies the stunning Meiger kitchen — a statement of quality and craftsmanship. With its marble worktops, sleek appliances, and sociable open-plan design, it's as functional as it is beautiful. The adjoining utility room adds everyday convenience, while a glass walkway leads to the home gym — a peaceful space with garden views and direct outdoor access.



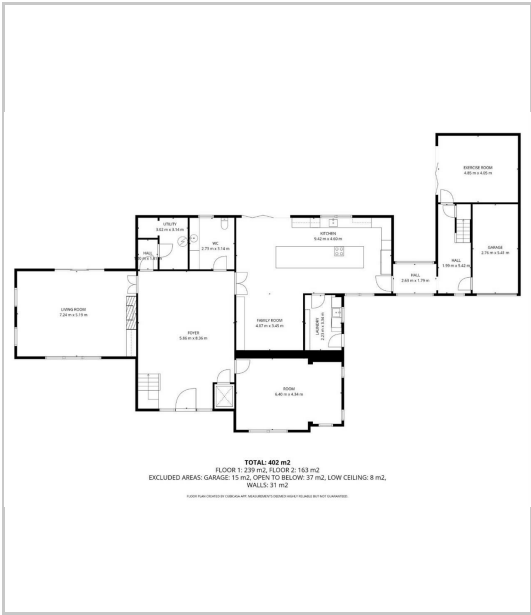
A rare opportunity to own one of Formby's most distinguished new residences — where prestige, comfort, and contemporary elegance meet.

For more information or to arrange a private viewing, please contact Abode today.

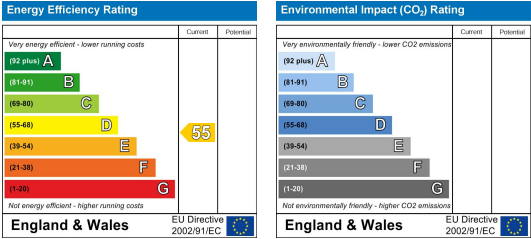
Area Map



Floor Plans



Energy Efficiency Graph



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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