



**27, Great Delph, Haydock, WA11 0YE**

**£250,000**

*David  
Davies*  *Collection*



## 27, Great Delph, Haydock, WA11 0YE

- EPC E
- Council Tax Band: D
- Leasehold - 773 Years Remaining
- Semi Detached Property
- Two Reception Rooms
- Three Bedrooms
- New Fitted Windows (2024)
- Driveway Parking
- Conservatory
- Great Location

We are delighted to bring to the sales market this delightful semi-detached house.

Boasting two inviting reception rooms, perfect for entertaining guests or simply unwinding after a long day, this property offers a warm and welcoming atmosphere.

The addition of a conservatory brings a touch of elegance and provides a tranquil space to enjoy the beauty of the outdoors all year round.

With three good sized bedrooms, there is ample space for a growing family or visiting guests. The family bathroom provides a relaxing retreat.

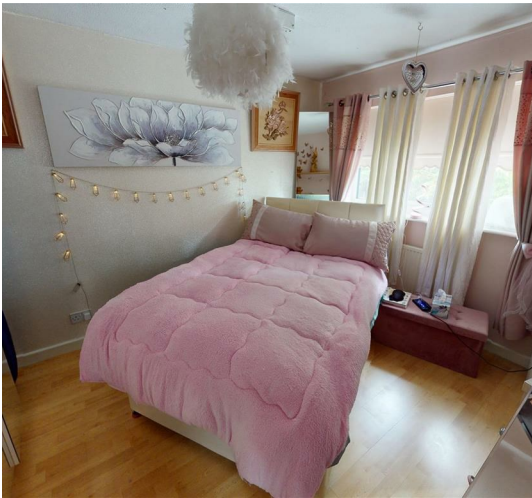
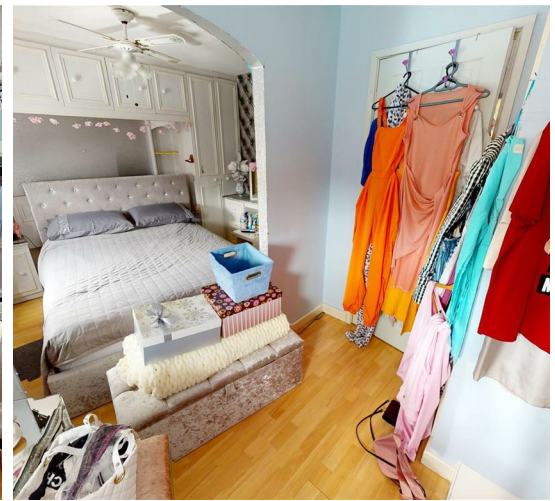
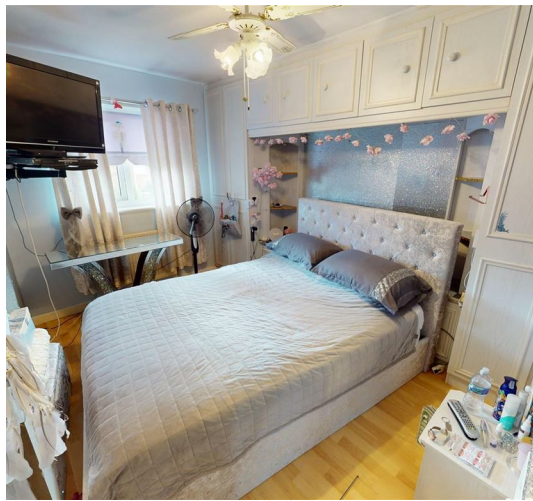
Outside, the low maintenance rear garden is a private sanctuary, perfect for enjoying a morning coffee or hosting summer barbecues. The block paving driveway offers convenient parking for approx. three vehicles, ensuring you never have to worry about finding a space.

Recently fitted with brand new windows (2024), this property is ready for you to move in and make it your own.

Don't miss the opportunity to make this charming house in Great Delph your new home sweet home.

EPC:E





# Floorplan To Follow





Our family owned Independent Estate Agency was established in 1981 and provides a **refreshingly professional service** combining traditional values with a modern approach.

*David Patrick Davis*

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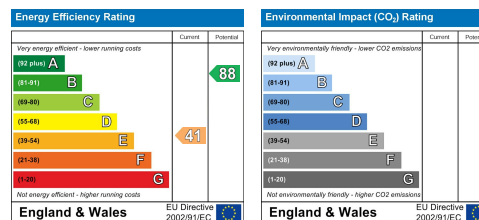


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