



A two/three bedroomed Semi-Detached House which is set in a sought after position within close proximity of Ormskirk hospital & the town centre.

Available From August on a 6/12 month AST on a furnished or unfurnished basis.

The property is ideally situated within walking distance of Ormskirk Railway and bus stations both of which provide direct access into Liverpool City Centre. Ormskirk town centre with its wide variety of shops, supermarkets, restaurants, bistros and bars along with its bustling twice weekly markets is also situated close by, as are Edge Hill University, primary and high schools.

The accommodation which provides a light and flexible layout briefly comprises; Entrance hallway, lounge, dining room/bedroom 3 and fitted kitchen to the ground floor. To the first floor are two bedrooms and modern family bathroom suite, whilst to the exterior are private gardens and off road block paved driveway parking to the side.

COUNCIL TAX: 2025/26



**£975 Per Calendar Month**



## Important Information

We endeavor to make our sales details accurate and reliable but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have no authority to do so on behalf of the seller. Any information given by us in these sales details or otherwise is given without responsibility on our part.

Services, fittings and equipment referred to in the sales details have not been tested (unless otherwise stated) and no warranty can be given as to their condition.

We strongly recommend that all the information which we provide about the property is verified by yourself or your advisers.

Please contact us before viewing the property. If there is any point of particular importance to you we will be pleased to provide additional information or to make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property.