



4 County Road, Ormskirk  
£325,000

## County Road

Presenting this extended semi detached located on County Road. The spacious property comprises of hall, lounge, open plan extended kitchen living, double bedroom and En-suite on the ground floor with three bedrooms and bathroom on the 1st floor. The loft has been converted for extra space ideal for storage or even a home office. The property benefits from a great sized private driveway with spaces for multiple cars and enclosed rear garden with patio and lawn. This property is within walking distance to the Liverpool to Preston trainline and Ormskirk town centre, handy for all your needs. Viewings a must to appreciate the space this property offers.

Council Tax band: C

Tenure: Freehold

- Extended Semi Detached
- Four Bedrooms
- Bathroom & En-Suite
- Loft Room
- Open Plan Kitchen Dining Living
- Enclosed Rear Garden
- Private Driveway - Multiple Spaces
- Within Walking Distance To Ormskirk Town Centre



### Entrance Hall

Front door to hallway, understairs storage and doors leading to lounge, kitchen living and bedroom one with En-suite.

### Lounge

13' 3" x 11' 6" (4.04m x 3.50m)  
Window to front and gas fire.

### Kitchen Living

27' 0" x 20' 5" (8.24m x 6.22m)  
An excellent range of eye an low level units with granite worktops incorporating a composite sink with copper tap. Freestanding 'Ranger' cooker with gas hob and extractor hood over. Kitchen Island with storage within and breakfast bar dining. Integrated washing machine with spaces for dishwasher already plumbed and fridge freezer. Boiler in cupboard. Opens into extended living with two double French doors leading to rear garden. Sky lights.

### Bedroom One

11' 11" x 11' 7" (3.64m x 3.54m)  
Window to front, door into En-suite. Fitted wardrobes and double side tables.

### En-suite

3' 3" x 9' 9" (1.00m x 2.97m)  
Three piece suite comprising double shower cubicle with mixer shower over, pedestal wash hand basin and low level WC. Partly tiled.

### Landing

Doors leading to all three bedrooms, bathroom and stairs leading to loft room. Window to side.

### Bedroom Two

12' 8" x 10' 3" (3.86m x 3.12m)  
Window to front. Built in wardrobes and draws.



**Bedroom Three**

9' 6" x 12' 2" (2.90m x 3.70m)

Window to rear. Built in wardrobe.

**Bedroom Four**

6' 8" x 7' 1" (2.02m x 2.16m)

Bow window to front. Shelving, currently used as office.

**Loft Room**

11' 6" x 6' 7" (3.50m x 2.01m)

Sky light. Eaves storage.

**Bathroom**

6' 6" x 7' 5" (1.97m x 2.26m)

Three piece suite comprising panelled bath, pedestal wash hand basin and low level WC. Fully tiled and window to rear.

**Front Garden**

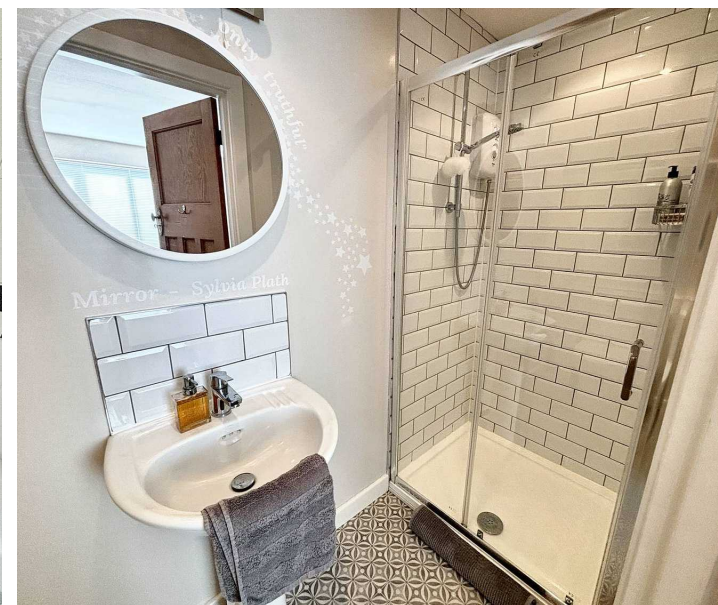
Block paved private driveway with spaces for multiple cars and two lawned areas. Door to storage room.

**Rear Garden**

Enclosed rear garden with two patio areas and lawn. Water supply, wooden shed and external lighting on rear.

**Driveway**

Multiple Spaces









## Victoria Estates & Property Management

49a Liverpool Road North, Burscough - L40 0SA

01704 897647 • victoria@vepm.co.uk • <http://vepm.co.uk>



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