



## 19 Lowther Crescent, St. Helens, WA10 3PW

### £170,000

Situated on the popular Morris Homes estate is this modern townhouse with three bedrooms and a conservatory for extra living space.

The property is currently let on an assured shorthold tenancy and offers investors an ideal opportunity to hit the ground running with their investment. The property is tucked away in a corner of the estate and has many extra features such as ensuite shower room, the already mentioned conservatory and a very pleasant enclosed rear garden.

Entry to the property is via a modest entrance hall, which to one side has the ground floor WC cloak room. From here, one steps into the main lounge, which has plenty of space for a growing family. Stairs from here lead you to the first floor. Passing through from the lounge into the dining kitchen, a well-equipped and modern room, much in keeping with the age of the property. From here, one steps into the conservatory, which has a delightful view into the rear enclosed garden.

The first floor boasts two bedrooms, the master of which affords an ensuite shower room and a family bathroom.

The property has its own dedicated parking spaces.

All in all a great and modern investment.

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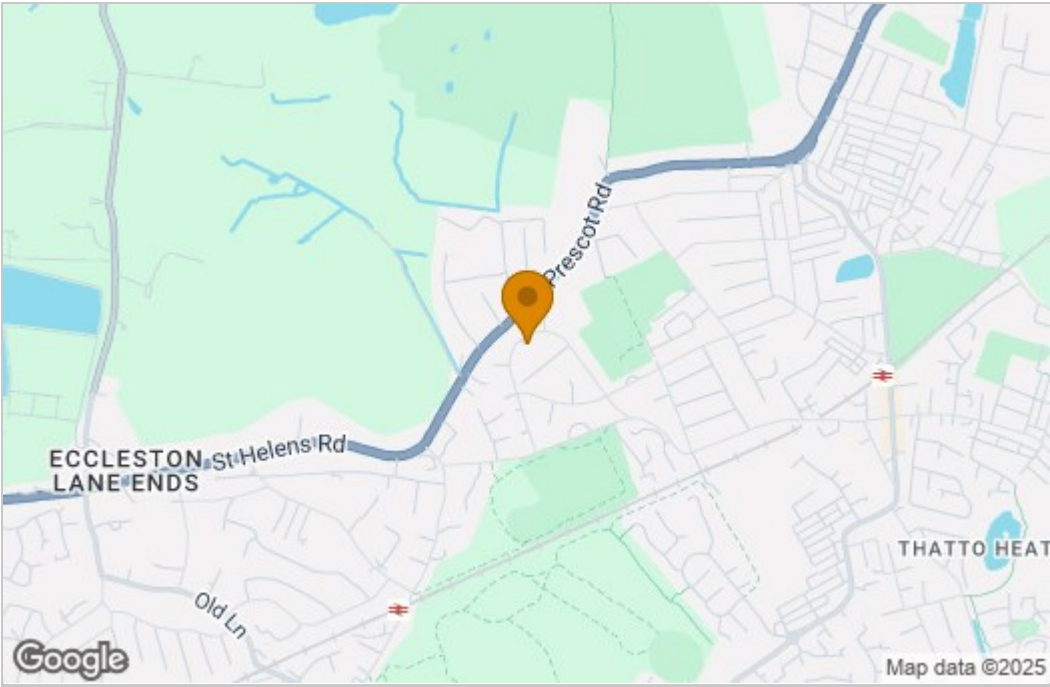
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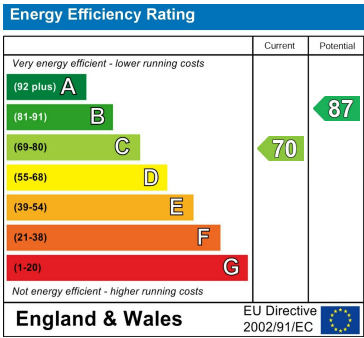
EPC Rating: C

Floor Plan

Area Map



Energy Efficiency Graph



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