

FOR SALE

Lavender House, 6, Druid Street, Ashton-In-Makerfield, WN4 9HR



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A distinctive five bedroom double fronted detached house tucked away in the heart of Ashton.

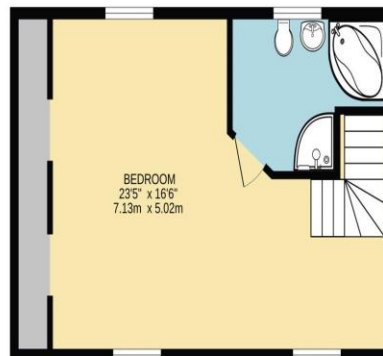
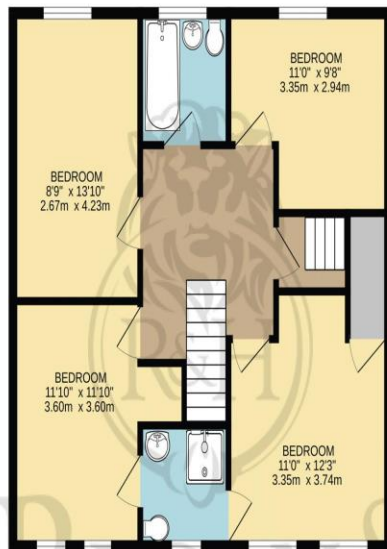
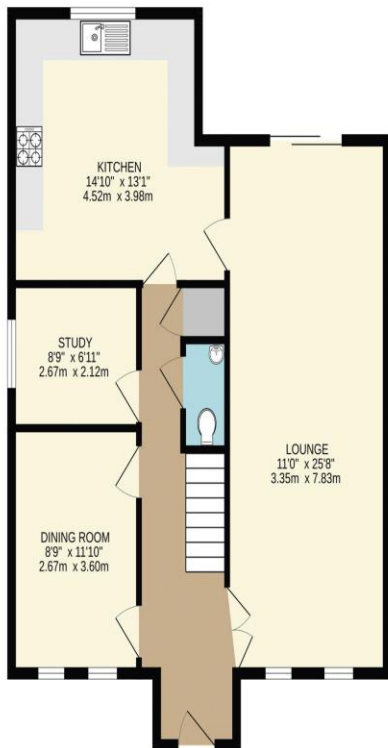


- Distinctive double fronted house
- 5 spacious bedrooms
- 3 off road parking spaces
- Available with no chain delay
- Three floors of accommodation
- 3 bathrooms & ground floor WC
- Sunny south facing rear garden
- 1851 SQ.FT. / Freehold

This distinctive five bedroomed, three storey detached house is tucked away on a little known street right in the heart of Ashton that enjoys open aspects to the front. The prime location in Ashton-In-Makerfield offers close access to Ashton town centres wealth of shops, restaurant & bars; highly regarded Primary & Secondary schools; excellent transport links to Manchester & Liverpool via the A580 East Lancs & M6 road networks; plus horse racing at Haydock Park Racecourse. With so much to love, it's hard to find a single highlight. An astonishing 1,850 square feet is provided over 3 floors, offering wonderful family accommodations such as 5 beds and 3.5 bathrooms. Boasting a unique double fronted design, a gorgeous amount of curb appeal draws you in, as you notice the 3 car driveway to the front and traditional bay dormer windows. Inside you'll discover great spaces such as welcoming entrance hallway, 25ft lounge / diner, a separate dining room or playroom for the children, a study for working from home, large fitted kitchen, a luxury master bedroom with ensuite and walk in wardrobes occupying the top floor plus four good sized 1st floor bedrooms, with a Jack and Jill ensuite servicing beds 2 & 3 plus a family bathroom. Downstairs there is also a cloakroom/WC for added convenience.

Outside there is gravelled front garden and driveway for parking. The rear garden is south facing and features an extensive Indian stone patio for outside living together with a lush newly laid lawn. Available with no chain delay, other benefits of this wonderful home include gas central heating and full double glazing.



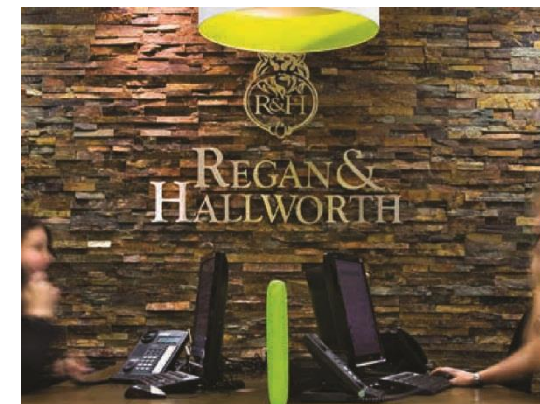


REGAN & HALLWORTH

The Professional Estate Agents

TOTAL FLOOR AREA : 1851 sq.ft. (171.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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