

FOR SALE

64, Foxtail Meadow, Standish, WN6 0ZJ

REGAN & HALLWORTH
The Professional Estate & Letting Agents

ESTD
1996



64, Foxtail Meadow, Standish, WN6 0ZJ

Modern 3 bed semi-detached house on one of Standish's most sought after developments

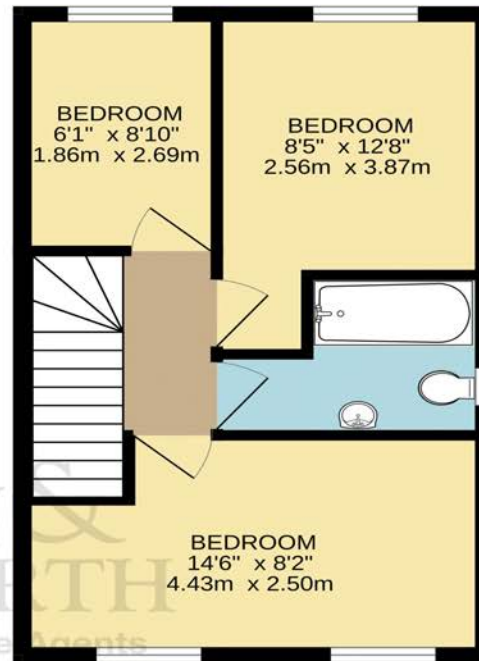
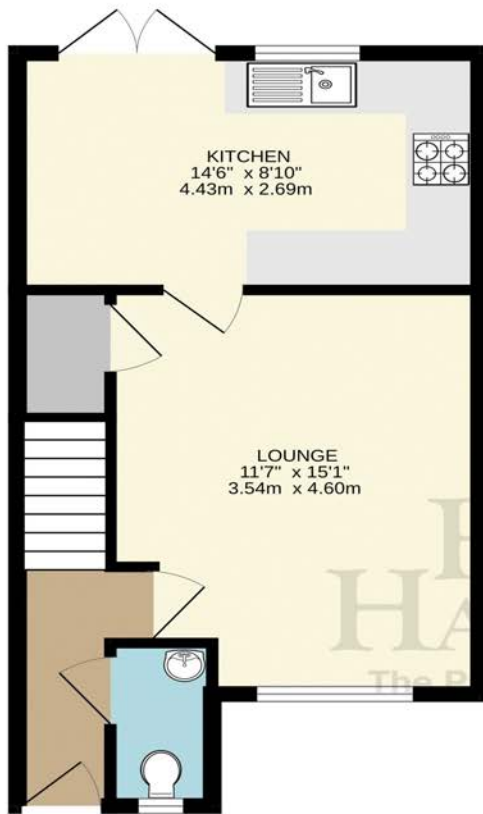


- Modern 3 bed semi-detached house
- Driveway for 2 cars
- South facing to rear / Not overlooked
- Ground floor WC
- Highly sought after cul-de-sac setting
- Larger than average rear garden
- Gas central heating / Double glazing
- 721 SQ.FT. / Freehold

Nestled within the highly sought-after Wainhomes development in the heart of Standish, Foxtail Meadow enjoys an enviable position that perfectly balances modern living, family-friendly design, and everyday convenience. Ideally located for accessing both the vibrant village centre and the M6 motorway, this attractive three-bedroom semi-detached home is perfect for first-time buyers, young families, or downsizers seeking a stylish, low-maintenance property without compromising on space or comfort. The home is set within a quiet cul-de-sac, providing a peaceful residential setting while remaining within easy walking distance of local schools, shops, cafés, and other amenities. Standish itself is a thriving and well-connected community, renowned for its excellent transport links – with Junction 27 of the M6 just a short drive away and Wigan town centre easily reached by car or public transport. A newly built walkway also provides a direct and convenient route right into the heart of the village. Externally, the property boasts a private double driveway offering off-road parking for two vehicles and a larger-than-average, well-maintained rear garden. This outdoor space is not directly overlooked and south facing, making it perfect for outdoor entertaining or relaxing in the warmer months. Internally, the home offers modern, thoughtfully designed living spaces that combine practicality with style. The ground floor features a welcoming hallway, a convenient WC, a bright and airy lounge, and a contemporary kitchen-diner fitted with a range of modern units and integrated appliances, with French doors opening onto the rear garden. Upstairs, there are three well-proportioned bedrooms and a sleek family bathroom. Offering all the benefits of a recently built home – including high energy efficiency and modern fixtures throughout – Foxtail Meadow represents an excellent opportunity to purchase a quality-built property in one of Standish's most desirable locations.







TOTAL FLOOR AREA : 721 sq.ft. (67.0 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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