



ALASTAIR SAVILLE

ESTATE AGENTS

Deyes Lane, Maghull

£295,000

2 1 2



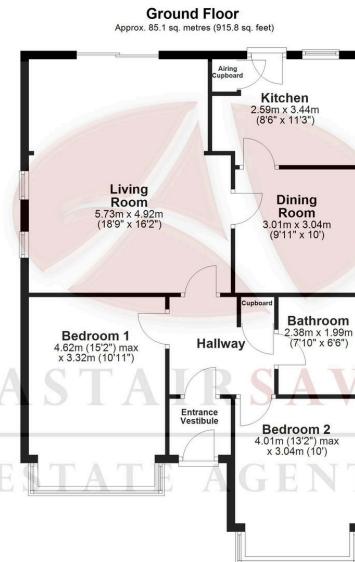
- Detached True Bungalow In Sought After Location
- Two Double Bedrooms Both With Bay Windows
- Bathroom With Bath And Separate Shower
- Detached Garage And Driveway For A Number Of Cars
- EPC Rating- D
- Extended Accommodation
- Two Large Reception Rooms
- Larger Than Expected Rear Gardens Enjoying a Good Degree Of Privacy
- Offered For Sale With No Onward Chain
- Council Tax Band- D





TRUE DETACHED BUNGALOW SITUATED IN A POPULAR LOCATION CLOSE TO DEYES LANE SHOPS, CHARACTER FEATURES THROUGHOUT, TWO DOUBLE BEDROOMS BOTH WITH BAY WINDOWS, LARGE EXTENDED LIVING ROOM, SEPARATE DINING ROOM, BATHROOM WITH BATH AND SEPARATE SHOWER, ENCLOSED REAR GARDENS ENJOYING A GREAT DEGREE OF PRIVACY AND A SUNNY ASPECT, LARGE DRIVEWAY OFFERING PARKING FOR A NUMBER OF CARS AND GIVING ACCESS TO DETACHED GARAGE. OFFERED FOR SALE WITH NO ONWARD CHAIN. VIEWING ESSENTIAL!

A rare opportunity to acquire a detached true bungalow situated in a popular location, close to Deyes Lane shops and on a regular bus route. Having been in the same ownership for a number of years, the bungalow offers spacious extended living accommodation which is light and bright with character features throughout.



Total area: approx. 85.1 sq. metres (915.8 sq. feet)

### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		82
(69-80) <b>C</b>		
(55-68) <b>D</b>	64	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	