

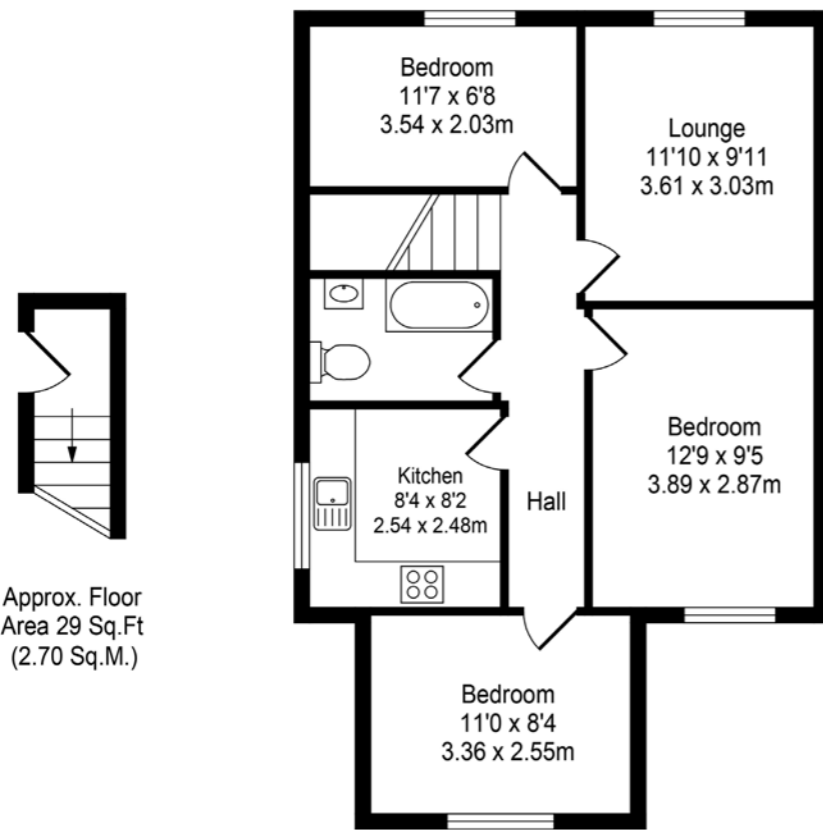


Ormskirk: 01695 570102
 Southport: 01704 778668
 arnoldandphillips.com

Parbold: 01257 442789
 Chorley: 01257 241173

Total Approx. Floor Area 668 Sq.ft. (62.04 Sq.M.)

Whilst every effort is made to accurately reproduce these floor plans, measurements are approximate, not to scale and for illustrative purposes only



Approx. Floor Area 29 Sq.Ft (2.70 Sq.M.)

Approx. Floor Area 639 Sq.Ft (59.34 Sq.M.)



Tenure: We are advised by our client that the property is Freehold
 Council Tax Band: A

Every care has been taken with the preparation of these property details but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance professional verification should be sought. These property details do not constitute a contract or part of a contract. We are not qualified to verify tenure of property. Prospective purchasers should seek clarification from their solicitor or verify the tenure of this property for themselves by visiting www.landregisteronline.gov.uk. The mention of any appliances, fixtures or fittings does not imply they are in working order. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. All dimensions are approximate.



Get ready to fall in love with this charming first floor apartment nestled in the heart of Ormskirk! It's the perfect location, surrounded by an abundance of incredible amenities that are just a stone's throw away from your doorstep.

Prepare to be surprised by the spaciousness of the home, with a floor plan spanning almost 670 square feet. The living spaces are bathed in natural light, creating a warm and inviting atmosphere that will make you feel right at home the moment you step inside.

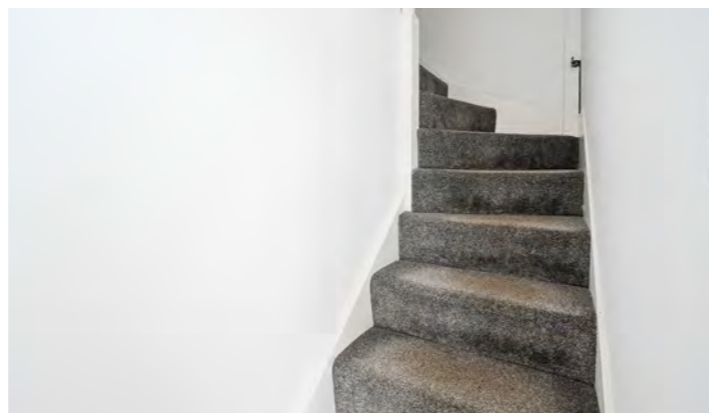
As you enter through the reception hallway, you'll be greeted by a comfortable lounge that is just perfect for unwinding after a long, hectic day. Picture yourself relaxing on the sofa, enjoying your favorite TV show or indulging in a good book.

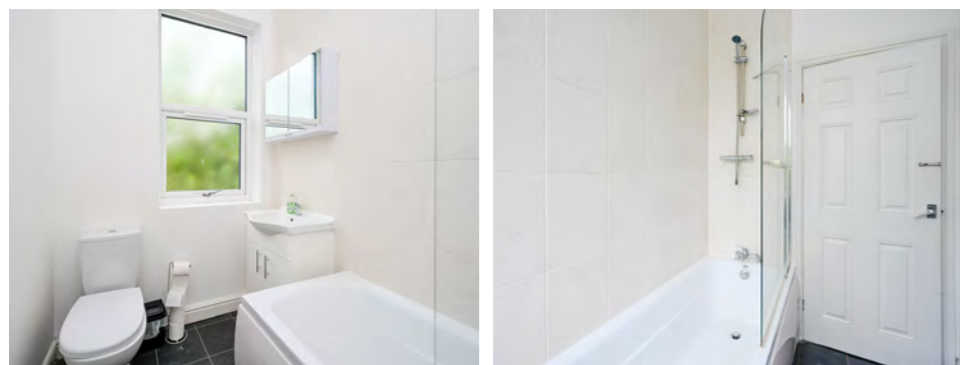
The kitchen is a true delight, boasting a stylish range of wall and base units, ample workspace, and integrated appliances. Get ready to channel your inner culinary genius and whip up gourmet meals that will impress even the most discerning of guests. When it's time to recharge, retreat to one of the three cosy bedrooms, each offering a peaceful sanctuary for relaxation. And with a well-appointed modern bathroom completing the picture, every aspect of your comfort and convenience has been carefully considered.

But wait, there's more! Step outside and be greeted by the convenience of parking on the block paved driveway, making your life a breeze. And the enclosed communal gardens to the rear are simply divine, featuring lush lawns and beautiful borders. This outdoor oasis is the perfect space to soak up the sun, host gatherings, and create cherished memories with your loved ones.

And let's not forget about Ormskirk itself! This vibrant little town is bursting with life, exuding an energy that is simply contagious. Explore the charming streets, stumble upon unique shops and boutiques, and immerse yourself in the lively atmosphere that surrounds you at every turn.

Whether you're a first-time buyer or looking to downsize, this is a fantastic opportunity you don't want to miss out on. Don't let it slip through your fingers! Contact us today to arrange a viewing and take the first step towards owning this lovely home.





KEY FEATURES

- First-Floor Apartment
- Three Bedrooms
- Circa 668 Square Feet
- Stylish Fitted Kitchen
- Enclosed Communal Gardens
- Driveway Parking
- Great Location



