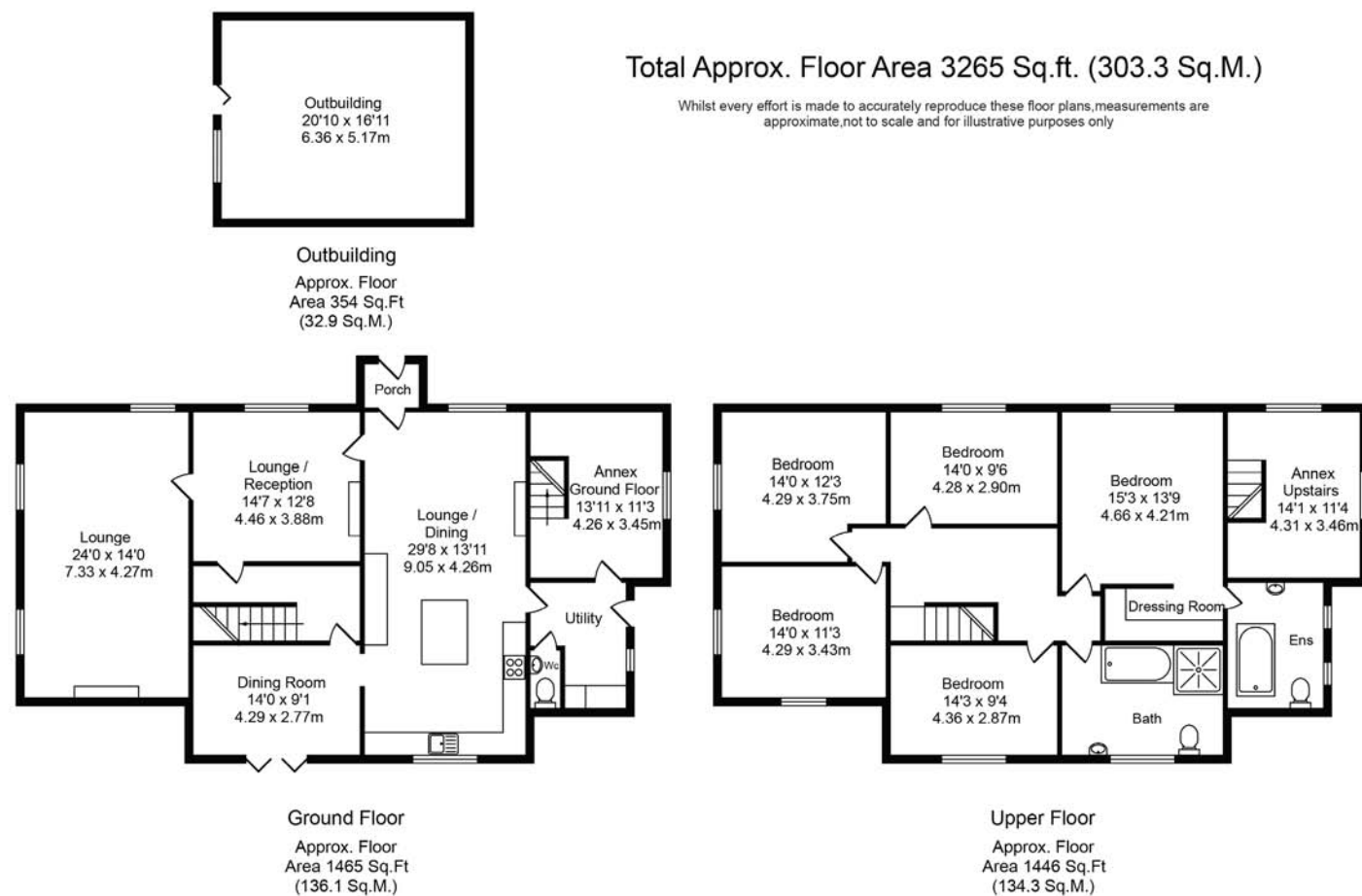




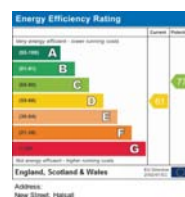
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THE LUXURY PROPERTY SPECIALISTS

New Street, Halsall
Asking Price £550,000

A&P

Set on a large plot in highly desirable Halsall village is this fabulous six bedroom detached former farmhouse. The property affords circa 3265 square feet of sublime family living space to include a detached outbuilding which would be perfect for conversion to a home office. There is a lovely sense of flow to this property with its practical layout and spacious rooms offering real flexibility and even though the home has been modernised by our clients it still retains features which make it feel characterful and cosy, indeed this is a home that is modern and charming in equal measures with its stylish kitchen and gorgeous four piece family bathroom complemented by features such as an open fire, a wood burning stove, oak beams and exposed brickwork which all combine to create an air of measured eclecticism and quiet elegance which pervades throughout the home.

Internal inspection is highly recommended and will reveal highlights including entrance porch, reception lounge, a formal dining room with French doors out into the gardens, a huge open plan family dining kitchen and living area, a 24' sitting room with dual aspects and wood burner, practical utility room, a handy downstairs cloaks/we and a further reception room which has its own access to a first floor double bedroom making it ideal for use as separate annexed living space. The home has a further five double bedrooms which can all be accessed from the main part of the property with the lavish master suite affording a dressing room and a three piece en-suite bathroom.

With so many salient selling points it is hard to pick one particular highlight, however the family dining kitchen and living area is surely worthy of special mention with its open arrangement of space and its array of modern fitted units with ample workspace, a centre island, breakfast bar, granite tops and quality integrated appliances - with nearly 400 square feet this fabulous room really is the heart of the home and is just perfect for families and ideal for entertaining with direct access through to the dining room.

Externally the gardens surround the house with extensive gated parking to the front on the gravel driveway and forecourt and access to a 354 square foot detached outbuilding which would be ideal for conversion to further living space. The well kept gardens extend from the side elevations to the rear of the property to include private patio areas, swathes of well kept lawns with perimeter fencing and mature planting. There is also a green house and garden storage shed. Other benefits of this gorgeous home include gas central heating and double glazing.

Located in the charming village of Halsall, a stone's throw away from the Saracens Head Public House and the Leeds Liverpool canal and just a short stroll to an exceptional village primary school. The area itself has strong agricultural traditions and the surrounding countryside is dotted with attractive rural homes, farms and barns. Also, extremely accessible with only a short drive to the M58 motorway with Liverpool and Manchester city centres both within easy reach. The small market town of Ormskirk is also nearby, providing excellent amenities, shopping and numerous restaurants and wine bars.





KEY FEATURES

SUPERB DETACHED FORMER FARMHOUSE

SIX BEDROOMS
(MASTER WITH EN-SUITE & DRESSING ROOM)

CIRCA 3265 SQ FT

STYLISH FAMILY DINING KITCHEN

24' SITTING ROOM

EXTENSIVE GATED PARKING

354 SQ FT DETACHED OUTBUILDING

WELL KEPT GARDENS



