



ASTAIR SAVILLE
ESTATE AGENTS

Sandy Lane, Lydiate

£400,000

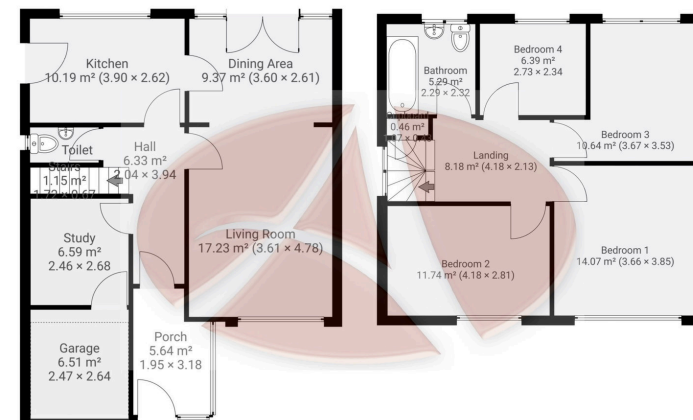
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- Detached Four Bedroom Property
- Two Reception Rooms
- Modern Kitchen, Bathroom & Downstairs WC
- Driveway With Parking
- Freehold
- Beautifully Presented Throughout
- Office/Study
- Established, Landscaped, Lit Garden
- Premium Location
- EPC Rating - D, Council Tax Band - D



FOUR BEDROOM DETACHED PROPERTY, BEAUTIFULLY PRESENTED THROUGHOUT, TWO RECEPTION ROOMS, OFFICE/STUDY, MODERN KITCHEN, BATHROOM AND DOWNSTAIRS WC, DRIVEWAY PARKING, BEAUTIFUL GARDEN, SOUGHT AFTER LOCATION. Discover this beautifully presented family home in a very sought after part of Lydiate, offering versatile living spaces and a charming garden. With two inviting reception rooms, a modern kitchen, and comfortable bedrooms, this home is perfect for family life. Enjoy the convenience of driveway parking and easy access to local amenities. An ideal setting for those seeking a blend of comfort and community.





Ground Floor Area 64.50m²

1st Floor Area 56.72m²

82 Sandy Lane, L31 4JN

Whilst every effort is made to accurately reproduce these floor plans, measurements are approximate, not to scale and for illustrative purposes only.
Measurements, floor-areas, openings and orientations are approximate. They should
purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

