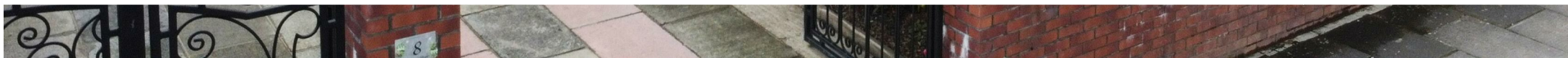




**8, Rosebery Road, Dentons Green, WA10 6AG**

Asking Price £525,000

*David  
Davies* *Collection*



## 8, Rosebery Road, Dentons Green, WA10 6AG

- EPC:D
- Council Tax Band:E
- Freehold
- Individual Detached Dormer Bungalow
- Substantial Plot & Extensive Gardens
- Three Double Bedrooms
- Stunning Modern Kitchen Diner
- Modern Shower Room
- Large Driveway For Multiple Cars
- Detached Garage

Presented to the market is this superb and individual detached dormer bungalow, finished with attractive Rosemary roof tiles, offering versatile ground floor living with the added benefit of additional first floor accommodation.

Situated on the highly desirable Rosebery Road in the sought-after Dentons Green area of St Helens, this property is set on a substantial plot and is sure to attract strong interest.

The home is positioned well back from the road, enjoying a deep frontage with lawned gardens, mature borders, and a high wrought iron gated entrance, complemented by a Victorian-style street lamp and off-road parking for multiple vehicles.

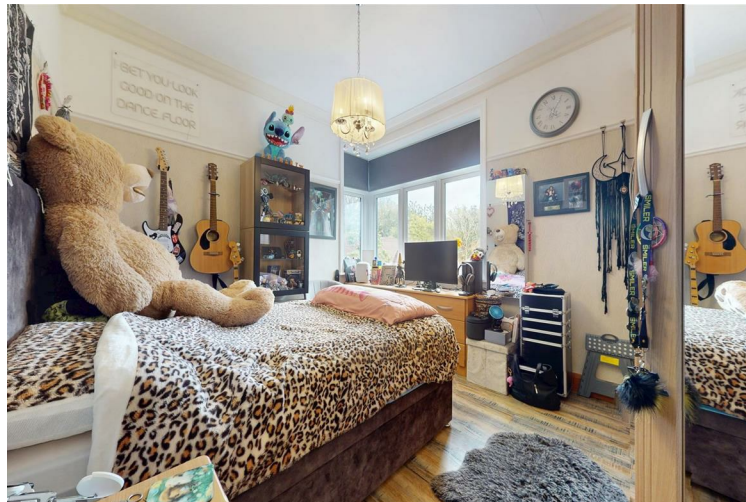
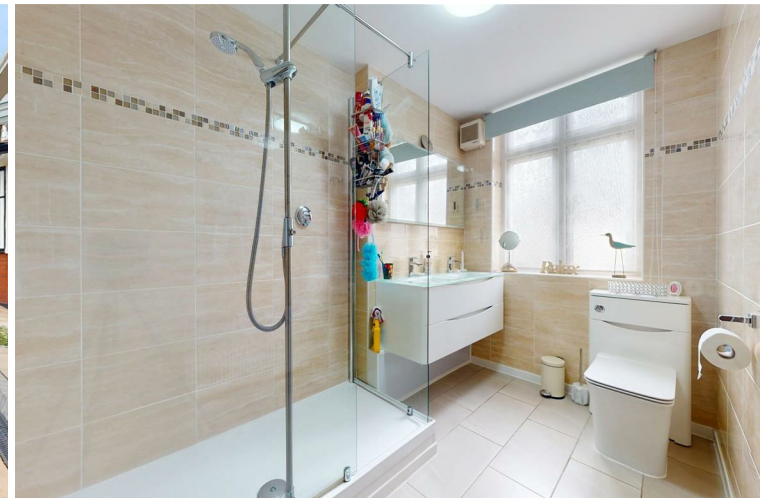
Internally, the flooring has recently been updated throughout and the property offers a warm and welcoming feel. There are two reception rooms, including a bright dining room overlooking the front garden, benefitting from dual aspect windows, picture rails, and character beams. From here, the living room room is accessed, featuring a character fireplace.

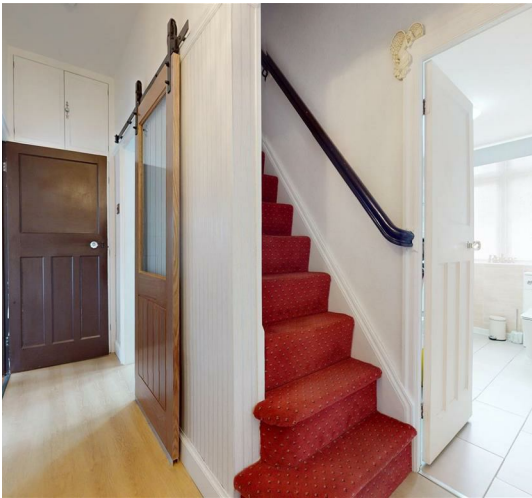
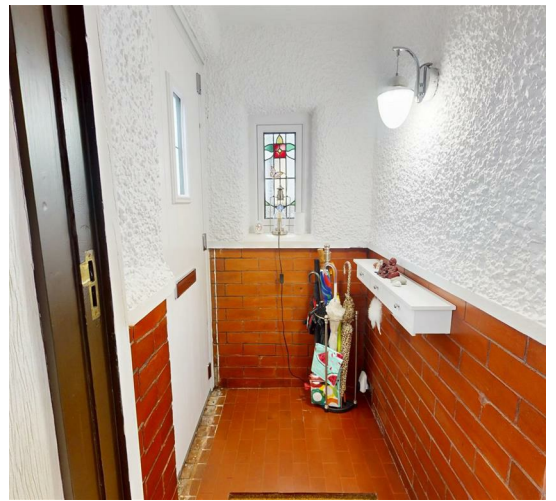
An inner hallway leads to the modern kitchen, shower room, and two ground floor bedrooms, along with stairs to the first floor. The kitchen is fitted with sleek handleless units, quality work surfaces, Neff induction hob, and eye-level electric oven, with space for dining and access to the rear garden. The principal bedroom is larger than average, with fitted wardrobes and a stained and leaded bay window, while the second double bedroom also includes fitted wardrobes and matching feature windows.

To the first floor, there is a further double bedroom and useful storage room.

The rear garden is a true haven, featuring a veranda-style seating area, two lawn sections (including artificial turf), established borders and additional storage running the width of the plot. Access to the garage is also available from the garden.

EPC:D







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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*David Paul Davis*

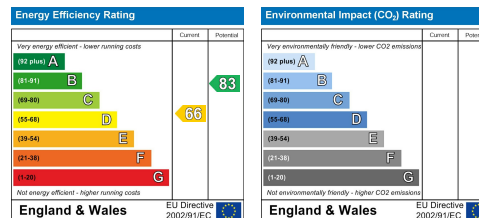
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22 Church Road, Rainford, St Helens, WA11 8HE  
**T: 01744 885753**  
**sales@daviddaviesestateagent.co.uk**  
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