



ALASTAIR SAVILLE  
ESTATE AGENTS

# Willow Hey, Maghull

£350,000

 3  1  2



- Detached True Bungalow In Sought After Location
- Beautifully Presented Throughout
- Lovely Light Living Accommodation
- Surrounded By Lawned Gardens, Gated Driveway
- EPC Rating- E
- Close To Maghull Train Station
- Three Good Sized Bedrooms
- Modern Bathroom And Kitchen
- Viewing Essential
- Council Tax Band- D



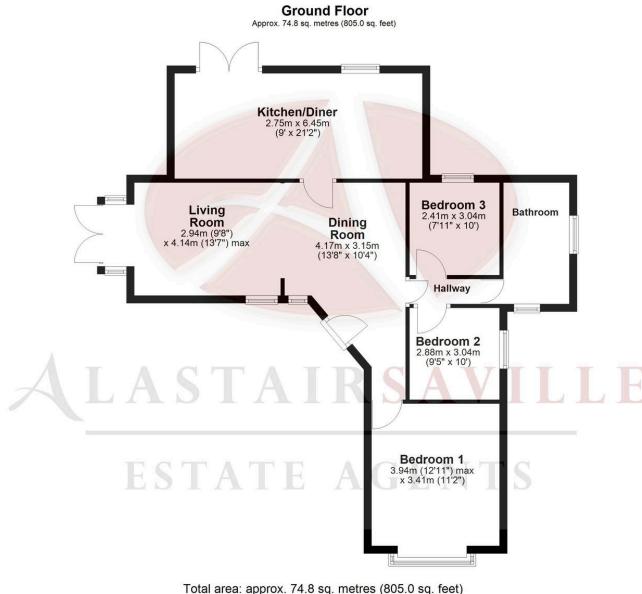


**DETACHED TRUE BUNGALOW IN SOUGHT AFTER LOCATION IN 'OLD MAGHULL' CLOSE TO MAGHULL TRAIN STATION, THREE GOOD SIZED BEDROOMS, WELL PRESENTED ACCOMMODATION THROUGHOUT, MODERN RECENTLY REFITTED BATHROOM WITH WALK IN SHOWER AND SEPARATE BATH, SURROUNDED BY LAWNED PRIVATE GARDENS, GATED DRIVEWAY PROVIDING OFF ROAD PARKING FOR A NUMBER OF CARS. VIEWING ESSENTIAL- THIS ONE WILL NOT HANG AROUND!**

A beautifully presented detached property offering bright and airy living spaces, three comfortable bedrooms, and a generous private garden, perfect for those seeking a tranquil retreat in Maghull, close to Maghull train station. Step inside this charming home and discover a welcoming layout designed for modern living. The property is accessed via a gated pedestrian path leading through attractive front lawned gardens, creating a lovely initial impression.

Alastair Saville Estate Agents

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### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		84
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	53	
(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	