



**Ian Anthony**  
The Estate Agents

Eaton Road, Maghull L31 5JU

Guide Price £280,000

3 2 1



- Extended semi-detached home
- Spacious living room through dining
- Modern shaker-style kitchen
- Three bedrooms with fitted wardrobes
- Sought-after Maghull location
- Bright conservatory
- Utility room and ground floor WC
- Private rear garden & driveway





Beautifully extended three-bedroom semi-detached home on Eaton Road, Maghull, offering spacious and versatile living ideal for modern family life. The property features a bright living room with a modern fireplace, an open-plan dining area leading into a generous conservatory, and a high-quality shaker-style kitchen with integrated appliances and breakfast bar. A separate utility room and ground floor WC add practicality. Upstairs, there are three well-proportioned bedrooms with fitted wardrobes and a contemporary shower room. Externally, the home benefits from a resin driveway and a well-maintained rear garden with decking, gazebo, patio, and lawn. Ideally located close to local amenities, schools, and transport links.

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