

FOR SALE

1, Dunsdale Drive, Ashton-In-Makerfield, WN4 8PT

REGAN & HALLWORTH
The Professional Estate & Letting Agents

ESTD
1996



1, Dunsdale Drive, Ashton-In-Makerfield, WN4 8PT

One of the area's largest 4 bed homes, beautifully modernised with a first-class contemporary finish



- Largest style on an exclusive development
- Office ideal for working from home
- Landscaped west-facing garden
- Ample parking with EV charger
- Four generous bedrooms
- Stylish upgraded kitchen and bathrooms
- Luxury flooring, doors and new staircase
- 1478 SQ.FT.

Exceptional four-bedroom living, beautifully reimagined with contemporary style and quality throughout. The largest house style on this small and exclusive development, 1 Dunsdale Drive is a particularly impressive four-bedroom home that stands out for both its generous proportions and outstanding presentation. Extending to close to 1,500 square feet of internal living space, this is one of the largest four-bedroom homes in the local area, offering the space, comfort and specification to appeal to modern family life. What really sets this property apart, however, is the attention to detail. Our clients have undertaken an extensive programme of modernisation and improvement, transforming the interior into a stylish, contemporary home where virtually every room has been updated and no detail overlooked. From the upgraded flooring and contemporary internal doors to the striking new staircase and landing, the quality of finish is immediately apparent, creating a wonderfully cohesive feel throughout. The kitchen and bathrooms are particular highlights, having been upgraded with modern fittings and finishes to deliver spaces that are as practical as they are visually appealing. The overall specification is a real step above the ordinary, making this a home that feels fresh, refined and ready to enjoy from the moment you arrive. Outside, the improvements continue. The rear garden has been thoughtfully landscaped with modern outdoor living in mind, combining low-maintenance artificial grass with a stunning Indian Stone patio that enjoys sunny west-facing aspects and provides an ideal setting for summer entertaining, relaxed evenings with family or simply enjoying some well-deserved downtime. To the front, the extended driveway provides generous off-road parking and has an EV charger. Combining substantial internal space, a first-class modern interior and beautifully landscaped gardens, 1 Dunsdale Drive offers a superb opportunity for buyers seeking a larger-than-average family home without the time, expense or disruption of undertaking improvements themselves. A beautifully upgraded home where generous proportions meet contemporary living, all within an exclusive development setting. Early viewing is highly recommended to fully appreciate the quality, space and attention to detail on offer.







TOTAL FLOOR AREA : 1476 sq.ft. (137.2 sq.m.) approx.

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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We endeavour to ensure that our sales particulars are accurate and not misleading. We also request that our clients check their own particulars to verify that the information contained within them is correct. However, fixtures, fittings, and appliances have not been tested; therefore, no guarantee can be given that they are in working order. All measurements and land sizes are quoted as approximate.

Tenure - Regan & Hallworth have not had sight of the title documents; therefore, the buyer is advised to obtain verification from their solicitor or surveyor. **Council Tax** - You are advised to contact the local authority for further details. **Wigan:** 01942 244991 | **West Lancashire:** 01695 585258 | **Chorley:** 01257 515151. If there is any point of particular interest to you, please contact us and we will be pleased to check the information for you.



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