



**Ian Anthony**  
The Estate Agents

West View, Ormskirk, L39 2DJ

Guide Price £320,000

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- SEMI-DETACHED HOUSE
- OPEN KITCHEN & DINER
- CONSERVATORY WITH BI-FOLD DOORS
- ATTRACTIVE FRONT GARDEN
- POPULAR RESIDENTIAL LOCATION
- LOUNGE
- SITTING ROOM/OFFICE
- THREE BEDROOMS & FAMILY BATHROOM
- PRIVATE WALLED REAR COURTYARD



This well established and deceptively spacious property is a Semi-Detached House and is not one to be missed. The location for this property is very private being tucked away & having private access, the property briefly consists of a lounge, sitting room/office, open kitchen diner and glass room extension. To the first floor there are three bedrooms, family bathroom and open attic space. Externally there is a walled courtyard garden to the rear and to the front there is a private garden including a hot tub. Early viewings are highly advised to appreciate the standard and charm this property has to offer. Easy access to all local amenities including both primary and secondary schools, public and personal transport links including Ormskirk train station, as well as local shops being walking distance into Ormskirk town centre.



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