



**2, Hill Top Road, Rainford, WA11 7QS**

**£360,000**

*David  
Davies* *Collection*



## 2, Hill Top Road, Rainford, WA11 7QS

- EPC:D
- Council Tax Band: TBC
- Tenure: TBC
- No Onward Chain
- Detached Dormer Bungalow
- Spacious Reception Room
- Ground Floor Bathroom
- Three Bedrooms | Two On Ground Floor | One First Floor
- Driveway
- Stunning Views To Front Of Property

David Davies Sales & Lettings are delighted to present this three-bedroom detached dormer bungalow, offering an exceptional opportunity to acquire a home in one of Rainford's most sought-after semi-rural locations. Situated on Hill Top Road, a street where properties rarely become available, this home offers enormous potential to modernise and create a truly bespoke residence.

Set against the backdrop of uninterrupted farmland views, the property enjoys a peaceful, countryside setting while still being within easy reach of local amenities, highly regarded schools, and transport links.

Internally, the ground floor briefly comprises a welcoming entrance hallway, a spacious main reception room overlooking the rear garden, two generous ground floor bedrooms, a family bathroom, and a kitchen with potential to extend or remodel to suit individual needs.

To the first floor is a large third bedroom, offering panoramic views over open fields, ideal as a principal bedroom, guest suite, or even a home office or studio space.

Externally, the property benefits from a substantial rear garden — a private and tranquil space with huge potential for landscaping, extension (subject to permissions), or simply enjoying the surrounding natural beauty. The front of the home offers off-road parking for two vehicles and an attached garage, perfect for storage or future conversion.

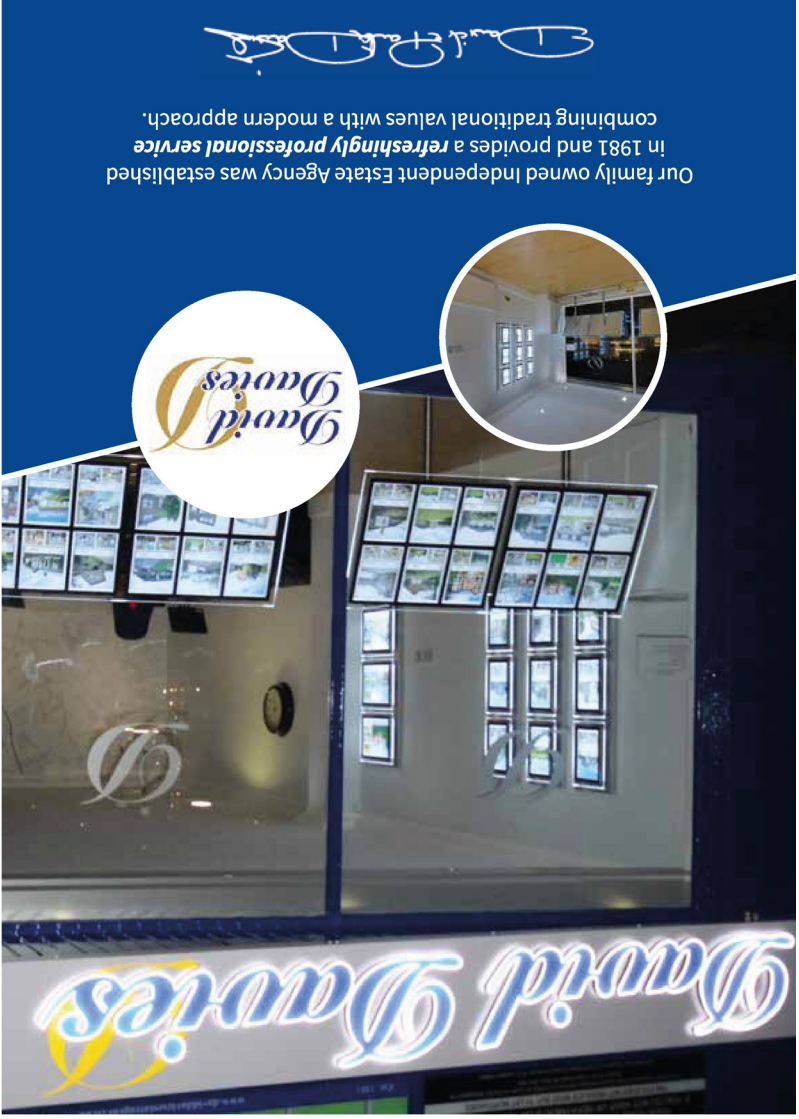
Offered to the market with no onward chain, this is a truly rare opportunity to secure a home in an enviable location and transform it into a dream property.

\*Probate Has Been Applied For On This Property\*

EPC:D  
Unregistered







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David Davies

Information on tenant permitted fees can be accessed via the link below  
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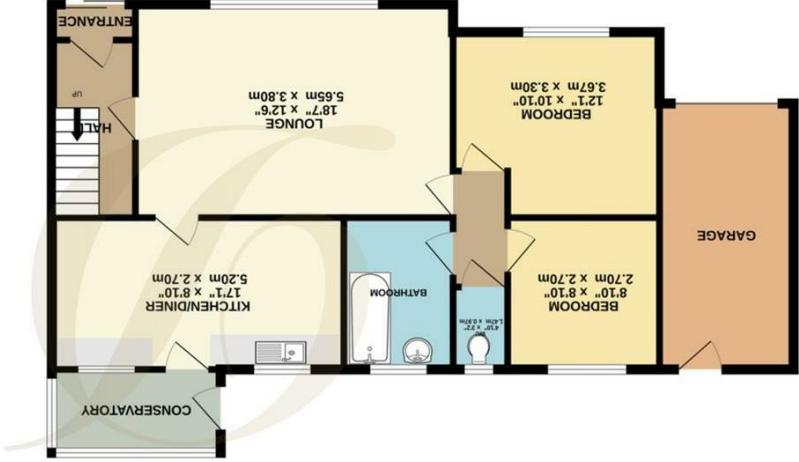
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