



The Paddock, Aughton

Ormskirk

Guide Price £599,950

9 The Paddock

Aughton, Ormskirk

Exceptional four-bedroom detached home on The Paddock. Contemporary open-plan living, two receptions, utility, stylish kitchen, driveway, landscaped garden. Ready to move into. Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating:

EPC Environmental Impact Rating:

- Exceptional four-bedroom detached family residence
- Stunning open-plan kitchen, dining and living space
- Contemporary kitchen with central island and integrated appliances
- Multiple versatile reception rooms for flexible family living
- Generous private driveway with ample off-road parking
- Immaculately presented throughout with premium modern décor and finishes







Ground Floor

Approximate total area⁽¹⁾

1726 ft²
160.3 m²

Reduced headroom

11 ft²
1 m²



Floor 1

(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





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