



8 St. James Close, Westhead

Ormskirk

£625,000

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Spacious 5-bed detached home in tranquil St. James Close, Westhead. Large gardens, ample parking, 2 receptions, open-plan kitchen, en-suite, utility, ultrafast broadband, freehold. Council Tax band: G

Tenure: Freehold

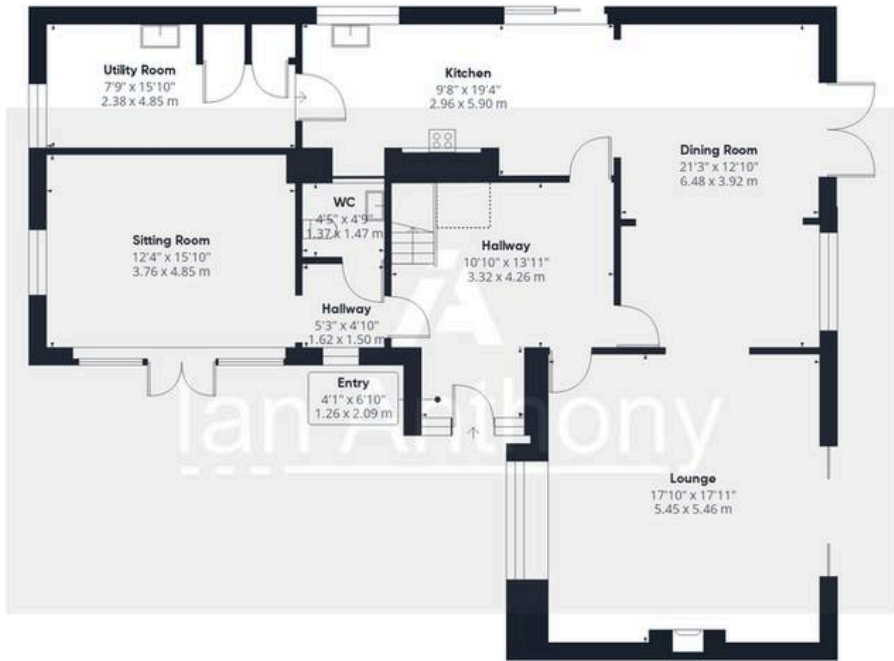
EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- LARGE DRIVEWAY AND SPACIOUS GARDENS
- FIVE DOUBLE BEDROOMS WITH WARDROBES
- UTILITY ROOM WITH STORAGE
- TRANQUIL RESIDENTIAL LOCATION
- Large Garden
- OPEN-PLAN DINING AND KITCHEN
- SECOND LOUNGE
- CLOSE TO LOCAL AMENITIES
- DETACHED 5-BED HOME
- MASTER WITH EN-SUITE BATHROOM







Ground Floor



Floor 1

Approximate total area⁽¹⁾

2567 ft²
238.2 m²

Reduced headroom

10 ft²
0.9 m²

(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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