



ALASTAIR SAVILLE
ESTATE AGENTS

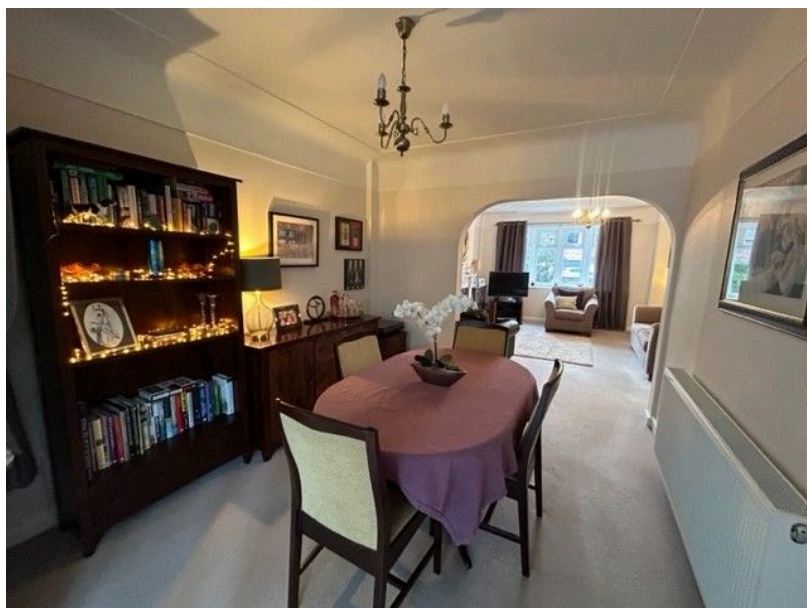
Ridgeway Drive, Lydiate, L31 0DE

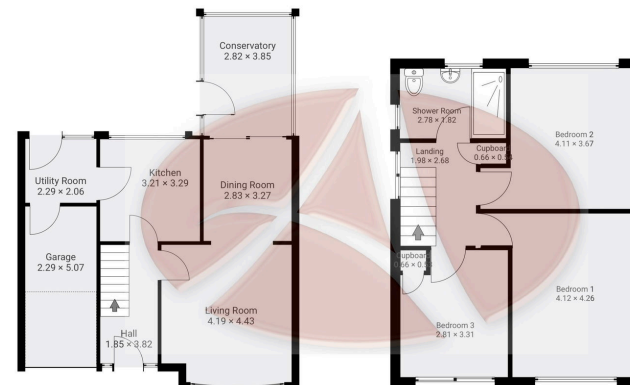
£305,000

3 1 2



- Three Bedroom Rideway Semi Detached
- Modern Kitchen
- Modern Shower Room
- Utility Room
- Integral Garage
- EPC Rating : C
- Council Tax Band C





Ground Floor area 72.18m²

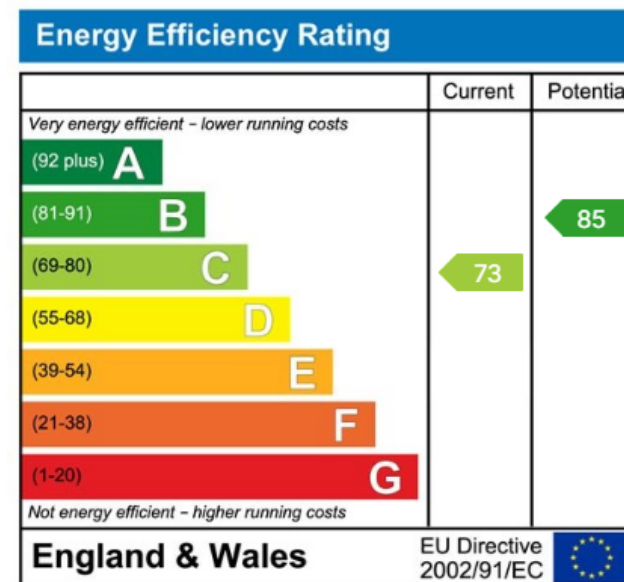
1st Floor Area 47.53m²

37 Ridgeway Drive, L31 0DE

Whilst every effort is made to accurately reproduce these floor plans, measurements are approximate, not to scale and for illustrative purposes only. Measurements, floor-areas, openings and orientations are approximate. They should purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

A 'RIDGWAY' THREE BEDROOM SEMI DETACHED FAMILY HOME IN SOUGHT AFTER LOCATION ON RIDGWAY DRIVE LYDIATE, WELL PRESENTED THROUGHOUT, SPACIOUS LOUNGE THROUGH DINER, MODERN KITCHEN, UTILITY ROOM LEADING TO GARAGE, THREE GOOD SIZED BEDROOMS, SPACIOUS SHOWERROOM, ENCLOSED REAR GARDENS, DRIVEWAY.

Presented to the market is this beautiful family home situated in a quiet corner of Lydiate, this property has been in the same ownership for 30 years from the minute you walk through the door it feels like home. The property benefits from spacious accommodation and comprises entrance hallway, living room/dining room, conservatory kitchen and utility room to the ground floor. The first floor are three bedrooms two have built in wardrobes, the main shower room is spacious. Externally there is a paved driveway providing off road parking and giving access to the garage as well as stunning gardens to the rear which are enclosed and enjoy a good degree of privacy.



Alastair's Estate Agents
 187, 189, 191, 193, 195, 197, 199, 201, 203, 205, 207, 209, 211, 213, 215, 217, 219, 221, 223, 225, 227, 229, 231, 233, 235, 237, 239, 241, 243, 245, 247, 249, 251, 253, 255, 257, 259, 261, 263, 265, 267, 269, 271, 273, 275, 277, 279, 281, 283, 285, 287, 289, 291, 293, 295, 297, 299, 301, 303, 305, 307, 309, 311, 313, 315, 317, 319, 321, 323, 325, 327, 329, 331, 333, 335, 337, 339, 341, 343, 345, 347, 349, 351, 353, 355, 357, 359, 361, 363, 365, 367, 369, 371, 373, 375, 377, 379, 381, 383, 385, 387, 389, 391, 393, 395, 397, 399, 401, 403, 405, 407, 409, 411, 413, 415, 417, 419, 421, 423, 425, 427, 429, 431, 433, 435, 437, 439, 441, 443, 445, 447, 449, 451, 453, 455, 457, 459, 461, 463, 465, 467, 469, 471, 473, 475, 477, 479, 481, 483, 485, 487, 489, 491, 493, 495, 497, 499, 501, 503, 505, 507, 509, 511, 513, 515, 517, 519, 521, 523, 525, 527, 529, 531, 533, 535, 537, 539, 541, 543, 545, 547, 549, 551, 553, 555, 557, 559, 561, 563, 565, 567, 569, 571, 573, 575, 577, 579, 581, 583, 585, 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