

TO LET

Nuholme, Carr Lane, Ormskirk, L40 4BT

REGAN & HALLWORTH
The Professional Estate & Letting Agents



Nuholme, Carr Lane, Ormskirk, L40 4BT

A deceptively spacious family home in a wonderful semi-rural setting



- Deceptively spacious double-fronted layout
- Almost twice the size of a typical 3-bed
- Private low-maintenance gardens & driveway
- Close to outstanding schools
- Charming semi-rural country lane setting
- Lovely rural views to the front
- Ideal long-term family rental
- 1415 SQ.FT.

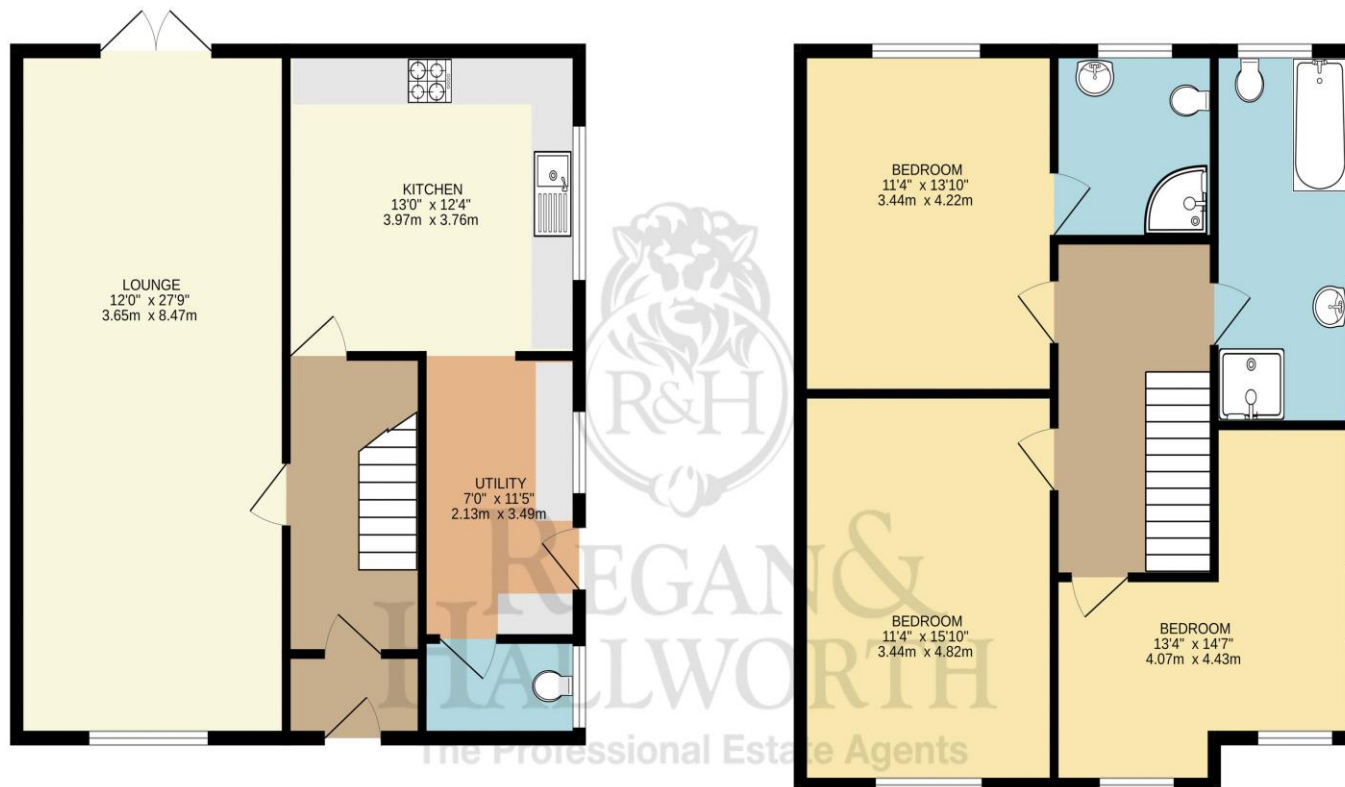
Nuholme is a surprisingly spacious double-fronted semi-detached home, occupying a delightful position along a quiet country-style lane between the popular villages of Burscough and Parbold. Offering an impressive 1,415 square feet of accommodation, the property is almost twice the size of many typical three-bedroom homes, providing generous proportions and plenty of flexibility for modern family life. With its combination of space, privacy and rural surroundings, it is ideally suited to a larger family looking for a comfortable long-term home.

The property enjoys lovely rural aspects to the front, whilst private, low-maintenance gardens provide an excellent outdoor space to the rear. A private driveway also provides valuable off-road parking. Inside, the accommodation offers genuinely generous room sizes throughout, with the double-fronted layout creating a welcoming and characterful feel. Gas central heating and double glazing ensure the property remains warm, comfortable and economical to run. Despite its peaceful country-style setting,

Nuholme is conveniently positioned for everyday life, with both Burscough and Parbold within easy reach, providing an excellent choice of shops, amenities, restaurants and transport links. The area is also well regarded for its excellent local schools, making this an especially appealing location for families. With its exceptional size, private gardens, parking and attractive semi-rural position, Nuholme offers a rare opportunity to rent a genuinely spacious family home in a highly desirable part of West Lancashire.







TOTAL FLOOR AREA : 1415 sq.ft. (131.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Tenure - Regan & Hallworth have not had sight of the title documents; therefore, the buyer is advised to obtain verification from their solicitor or surveyor. **Council Tax** - You are advised to contact the local authority for further details. **Wigan:** 01942 244991 | **West Lancashire:** 01695 585258 | **Chorley:** 01257 515151. If there is any point of particular interest to you, please contact us and we will be pleased to check the information for you.



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