



**6, Oak Avenue, Haydock, WA11 0PJ**

**£180,000**

*David  
Davies*  *Collection*

## 6, Oak Avenue, Haydock, WA11 0PJ

- EPC: D
- Council Tax Band: A - St Helens
- Freehold
- Semi Detached Property
- Modernised Through Out
- Cosy Reception Room
- Three Good Sized Bedrooms
- Spacious Kitchen And Utility Room
- Driveway Parking
- Private Landscaped Rear Garden

Situated in an attractive position on the ever-popular Oak Avenue in Haydock, this well-presented three-bedroom semi-detached home offers stylish accommodation, excellent kerb appeal, and a private landscaped rear garden—making it an ideal choice for families and professionals alike.

The property is approached via a charming garden-fronted setting with a low brick boundary wall, driveway parking, and a newly fitted composite front door, creating an inviting first impression. Internally, the ground floor begins with an entrance hallway leading into a contemporary front living room, enhanced by a modern media wall and attractive wood panelling, providing a cosy yet stylish space to relax.

To the rear of the property is a modern kitchen diner fitted with integrated appliances, offering ample storage and worktop space. Patio doors open directly onto the rear garden, allowing natural light to flood the room and creating a seamless connection between indoor and outdoor living. A separate utility room adds valuable practicality and keeps the main living areas clutter-free.

The first floor comprises three generously sized bedrooms, all well-proportioned and suitable for a range of needs including family living, guest accommodation or home office space. Completing the floor is a stunning modern family bathroom, finished to a high standard with contemporary fittings.

Externally, the rear garden has been thoughtfully landscaped to provide a private and low-maintenance outdoor space, ideal for relaxing, entertaining, or enjoying time with family and friends.

Overall, this is a beautifully presented home in a desirable residential location, offering modern finishes, practical living space, and excellent outdoor areas—early viewing is highly recommended.

EPC: D







FLOOR 1

FLOOR 2

**David Davies**

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*David Paul Davis*

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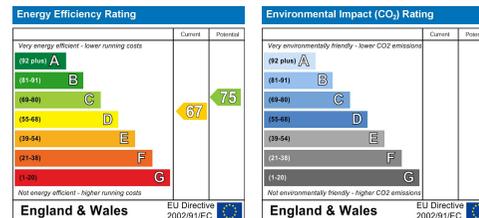
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