



# Ian Anthony

The Estate Agents



# Knowsley Road, Ormskirk

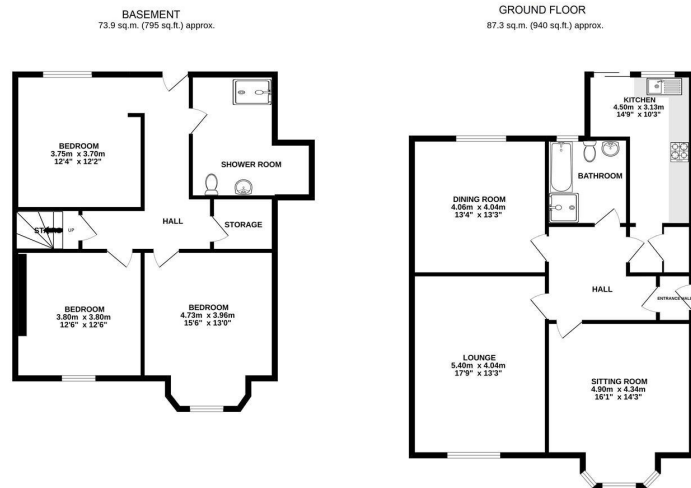
Guide Price £595,950

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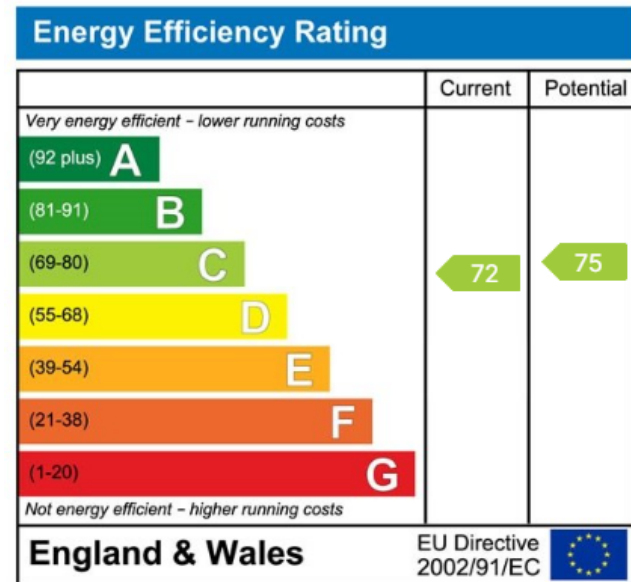


- SEMI DETACHED 3 STOREY PROPERTY
- OFFERS HUGE POTENTIAL (subject to gaining any necessary consents)
- CURRENTLY 2 APARTMENTS - potential to convert into 3 separate dwellings
- SOLD AS A WHOLE
- FL 1 - HALL, 2 REC, KITCHEN, 2 BATH, 3-4 BEDS
- FL 2, KITCHEN, 1 REC, 1 - 2 BEDS, SHOWER ROOM
- WELL ESTABLISHED REAR GARDEN
- DETACHED GARAGE & DRIVEWAY
- CLOSE TO TOWN CENTRE
- FANTASTIC LOCATION

Semi-detached Character Property currently is used as 2 separate flats, the property has the potential of being renovated into 3 separate flats but could easily be converted back to a substantial family home. At present, Flat 1 briefly comprises of entrance hall, living room, dining room, kitchen, office and family bathroom, whilst to the lower floor there are 3 good size bedrooms, shower/utility room and cloakroom. Similarly Flat 2 comprises entrance hall, living room, kitchen, bedroom, and dining room, which could also be used as 2nd bedroom. OVERALL, THIS PROPERTY OFFERS EXTREMELY VERSATILE ACCOMMODATION. Externally the property offers a large front and rear garden, powered garage and ample off road parking.



TOTAL FLOOR AREA: 161.2 sq.m. (1735 sq.ft.) approx.  
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