



Ian Anthony

The Estate Agents

DELPH PARK AVENUE, AUGHTON

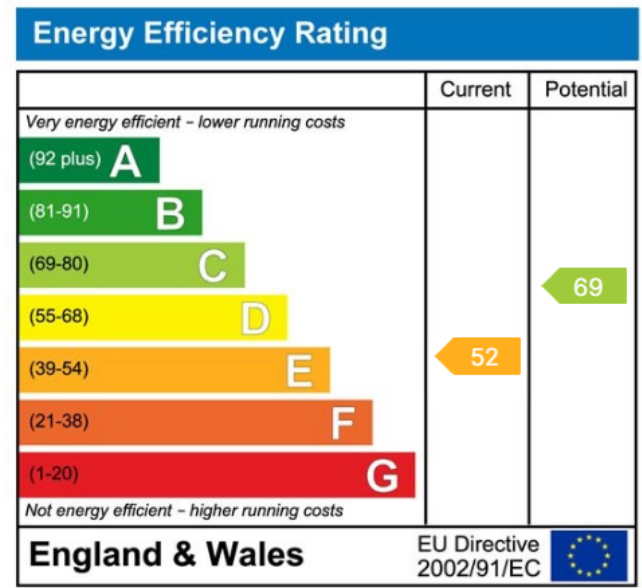
Guide Price £345,000

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- EXCELLENT LOCATION
- DINING/LIVING ROOM
- MODERN KITCHEN
- FAMILY BATHROOM
- FRONT GARDEN & DRIVEWAY
- DETACHED HOME
- LIVING ROOM
- THREE BEDROOMS
- UTILITY ROOM
- REAR GARDEN

Delightful and spacious detached family home is situated in the popular and sought after location of Aughton; convenient for local schools, shops and all other local amenities. The property is set over 2 floors and has been upgraded by current owners to having a new fitted kitchen and being tastefully decorated throughout. Ground floor accommodation briefly comprises of a living room, kitchen/diner, utility room and living/dining room. Whilst to the first floor there are three good sized bedrooms and a spacious/modern family bathroom. Outside there is a front garden with paved driveway and integral garage allowing for ample parking; whilst the rear enjoys an attractive and private garden with lawn and paved patio area. Properties location also allows from being only a short drive away from the popular Ormskirk town centre. Viewing is highly recommended to appreciate all this beautiful family home has to offer.



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