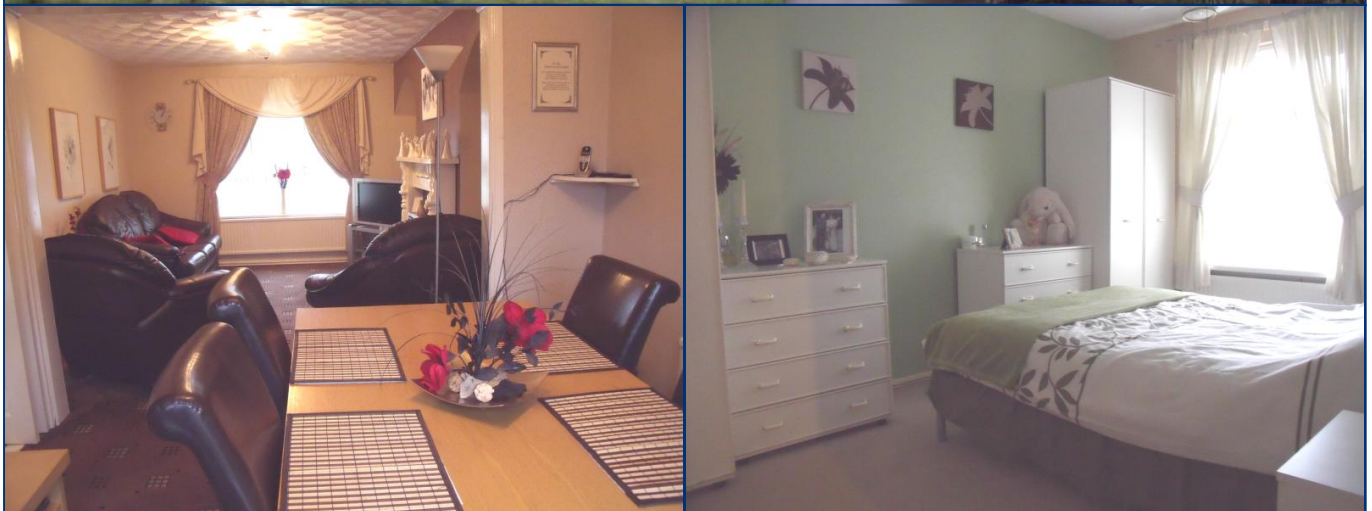


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Sankey Street, Newton-Le-Willows, Merseyside

Reduced to £89,950

St Helens
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Reeds Rains

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Sankey Street, Newton-Le-Willows, Merseyside

Terraced Property.
Three Bedrooms.
Lounge and Dining Area
First Floor Bathroom
Central Heating
Off Road Parking To Rear of Property

Ground Floor

Hallway

UPVC entrance door to front aspect. Central heating radiator. Door to lounge. Cupboard housing utility meters. Stairs leading to first floor accommodation.

Living Room 13'3" x 11'4"

UPVC window to front aspect. Gas fire with feature surround. Central heating radiator.

Dining Area 9'10" x 9'5"

French doors to rear aspect. Door leading to kitchen. Central heating radiator.

Kitchen 9'8" x 7'9"

Fitted with a range of wall and base units with drawers and complementary roll top work surface over. Stainless steel sink unit with mixer tap over. Gas supply for cooker. Plumbed for automatic washing machine.

First Floor

Landing

Loft hatch. Double doors leading to storage cupboard housing water cylinder.

Bedroom One 12'8" x 9'1"

UPVC window to rear aspect. Central heating radiator.

Bedroom Two 10'4" x 7'6" (to widest point)

UPVC window to front aspect. Central heating radiator. Built in storage cupboard.

Bedroom Three 8'8" x 7'7"

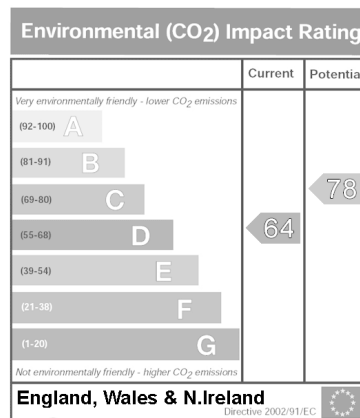
Window to front aspect. Storage cupboard. Central heating radiator.

Bathroom

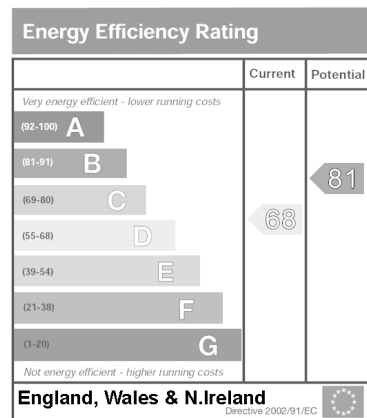
Fitted with a four piece bathroom suite comprising of: panelled bath, walk in shower cubicle, pedestal wash basin and low level W.C. UPVC frosted window to rear aspect. Tiled walls.

External

To the rear of the property is a enclosed yard with gated access providing off road parking. Brick built outhouse.



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide emissions. The higher the rating the less impact it has on the environment.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Agent's Notes Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify they are in working order or fit for their purpose. Furthermore solicitors should confirm moveable items described in the sales particulars are, in fact, included in the sale since circumstances do change during marketing or negotiations. A final inspection prior to exchange of contracts is also recommended. Although we try to ensure accuracy, measurements used in this brochure may be approximate. Therefore if intending purchasers need accurate measurements to order carpeting or to ensure existing furniture will fit, they should take such measurements themselves.



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