



ALASTAIR SAVILLE  
ESTATE AGENTS



Lathom Drive, Maghull L31 9DB

£228,000

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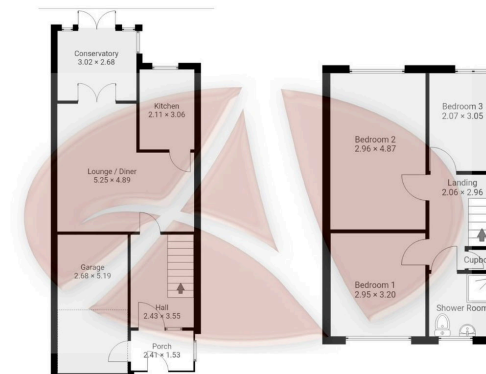




- Semi Detached Family Home • Beautifully Presented Accommodation Throughout
- Three Good Sized Bedrooms • Large Living/ Dining Room
- Conservatory
- Modern Kitchen And Shower Room
- Low Maintenance Rear Garden
- Viewing Essential
- EPC Rating- C
- Council Tax Band-C







Ground Floor area 62.2m<sup>2</sup>

1st Floor area 40.1m<sup>2</sup>

34 Lathom Drive, L31 9DB

Whilst every effort is made to accurately reproduce these floor plans, measurements are approximate, not to scale and for illustrative purposes only.  
Measurements, floor areas, openings and orientations are approximate. They should be used as a guide only and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

BEAUTIFULLY PRESENTED, SPACIOUS SEMI DETACHED HOUSE IN POPULAR RESIDENTIAL AREA, THREE GOOD SIZED BEDROOMS, LARGE LIVING/DINING ROOM, MODERN KITCHEN, CONSERVATORY, ENCLOSED LOW MAINTENANCE REAR GARDENS WITH ARTIFICIAL LAWN, INTEGRAL GARAGE AND DRIVEWAY. VIEWING ESSENTIAL!

This semi detached house is a credit to the current owner being beautifully presented throughout and offering spacious accommodation. The accommodation comprises entrance porch, hallway, living/dining room, kitchen, conservatory and integral garage to the ground floor. To the first floor are three good sized bedrooms and the modern shower room. Externally there is a paved driveway which offers off road parking and gives access to the garage and gated side access leading into the rear gardens. The rear gardens are low maintenance with a large patio area with artificial lawns. A viewing is essential to fully appreciate everything this beautiful property has to offer.

