



Shirdley Crescent,
Ainsdale, PR8 3RR

£1,100 pcm

SM

STEPHANIE MACNAB
ESTATE AGENT

This UNFURNISHED THREE-BEDROOM SEMI-DETACHED HOUSE is conveniently located just a short distance from Ainsdale Village, offering a straightforward layout designed to suit modern living.

The property now boasts a newly fitted bathroom and kitchen appliances, as well as newly installed carpets throughout, adding a fresh and modern touch.

On the ground floor, the ENTRANCE HALL leads to a front-facing LOUNGE, providing a cosy and comfortable space to unwind. At the rear, a separate DINING/SITTING ROOM features an open fire, adding warmth and character.

The KITCHEN is a bright, modern space with a practical design, making it both functional and inviting.

Upstairs, you'll find three well-sized bedrooms and a BATHROOM, continuing the home's practical and low-maintenance appeal.

Externally, the block-paved front ensures a neat, low-maintenance entrance, while the enclosed REAR GARDEN provides a secure space for children or pets.

The property enjoys close proximity to Ainsdale Village, known for its independent shops and cafes. The nearby train station offers easy access to both Liverpool and Southport for added convenience.

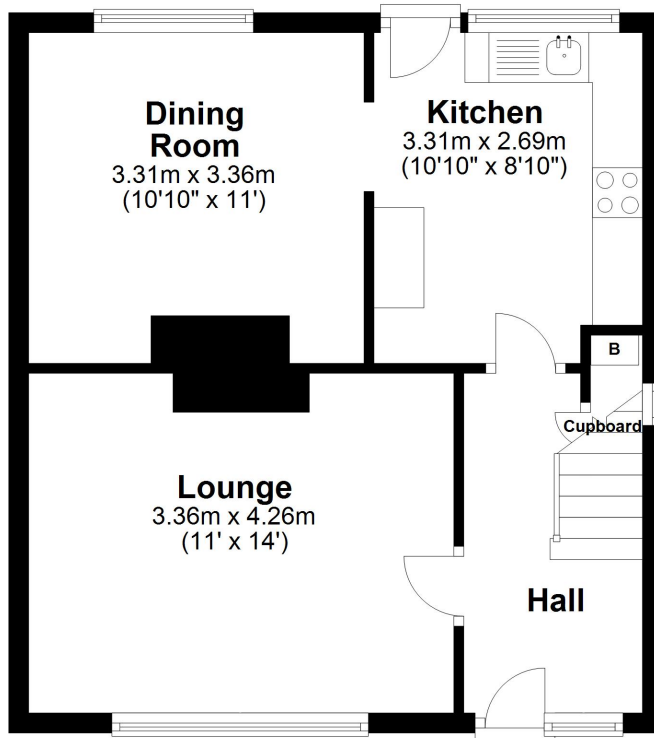
To arrange a viewing, contact us today on 01704 516 626.





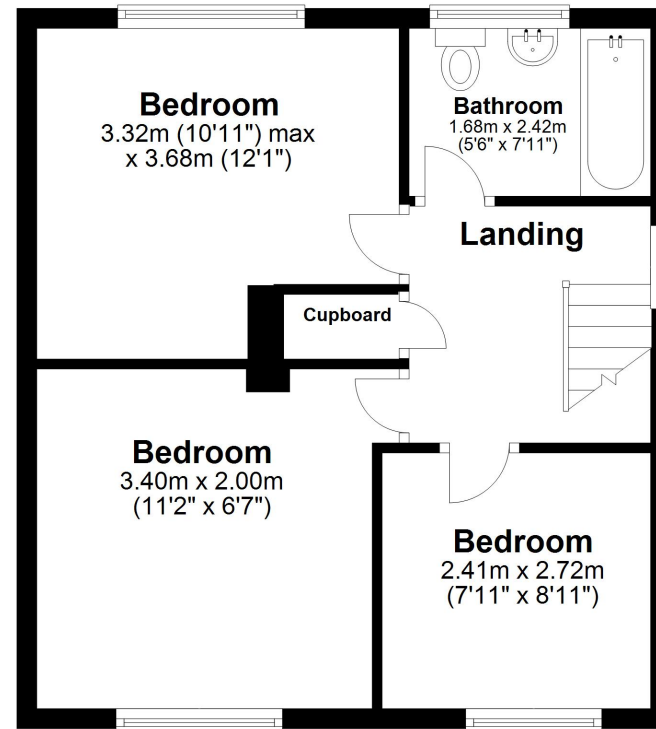
Ground Floor

Approx. 41.7 sq. metres (449.0 sq. feet)



First Floor

Approx. 41.9 sq. metres (450.5 sq. feet)



Total area: approx. 83.6 sq. metres (899.5 sq. feet)

Plan produced using PlanUp.

Energy Efficiency Rating				
	Current	Potential		
Very energy efficient - lower running costs				
(92+)	64	83		
A				
(81-91)				
B				
(69-80)				
C	64	83		
(55-68)				
D				
(39-54)				
E	64	83		
(21-38)				
F				
(1-20)	64	83		
G				
Not energy efficient - higher running costs				
England, Scotland & Wales				
EU Directive 2002/91/EC				

