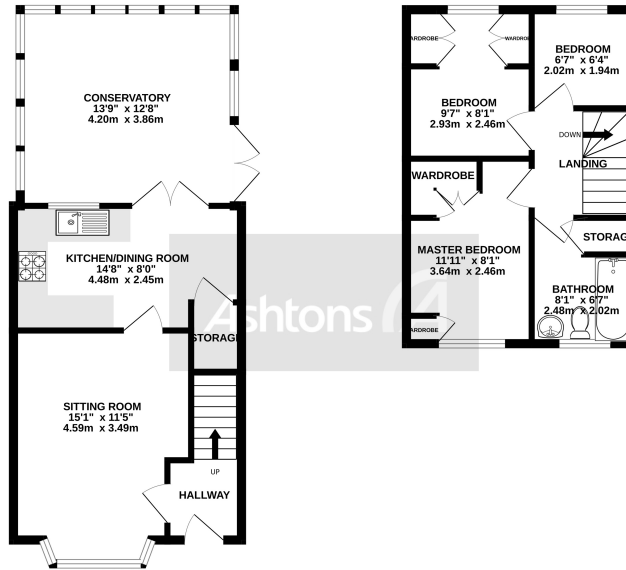




*67 The Shires, St Helens, Merseyside. WA10 3XL.  
£165,000*

3 Bed Semi Detached Family Home | Fitted Wardobes In All Bedrooms | Upstairs Family Bathroom |  
Large Conservatory | Driveway Parking For Numerous Cars | Popular Shires Location | Close To St  
Helens Town Centre | Council Tax C | EPC - C |





TOTAL FLOOR AREA: 818 sq.ft. (75.9 sq.m.) approx.  
 Whilst every attempt has been made to ensure the accuracy of the floorplans contained herein, measurements of areas, wall thickness, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, contents and specifications shown have not been tested and no guarantee as to their operability or efficiency can be given.  
 Made with Mergejet C503

Ashtons are pleased to offer this three bedroom semi detached home located on the highly desirable "Shires" estate. Close to the town centre, great schools and transport links the property comprises entrance hallway with stair access, living room, kitchen diner and conservatory. Up to the first floor you will find three bedrooms and family bathroom. Externally there is a large garden to the rear and driveway to the front. The property is also available with the added bonus of no onward chain.



**Contact your local office to arrange a viewing:**

- Padgate:** 01925 479334
- Great Sankey:** 01925 454300
- Winwick:** 01925 232146
- Stockton Heath:** 01925 453400
- St.Helens:** 01744 754120
- Wigan:** 01942 498862
- Culcheth:** 01925 764744
- Ashton-In-Makerfield:** 01942 364446
- Newton-Le-Willows:** 01925 907770
- Commercial Office:** 01925 907709
- Lettings Head Office:** 01925 873533
- Financial Services:** 01925 221234

**Viewing Arrangements**  
 Viewing is strictly by appointment only through Ashtons Estate Agency.

**Disclaimer Property Details**  
 These particulars, whilst being believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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**How much you can borrow?**  
 Speak to a mortgage expert in your local office.  
**Ashtons Financial Services**