



Alt Road, Formby,
L37 6DD

Offers Over £230,000

SM

STEPHANIE MACNAB
ESTATE AGENT

This property fulfils every families check-list from the downstairs WC through to the FABULOUS open plan kitchen, it really has it all and you must simply view it.

The internal floor area exceeds 1,000 sq ft and the accommodation comprises - porch, entrance hall, cloaks/WC, a separate lounge to enjoy some quiet time, OPEN PLAN KITCHEN/DINER with a LANTERN ROOF which floods the room with light, and utility room.

Upstairs, there are THREE BEDROOMS and a bathroom.

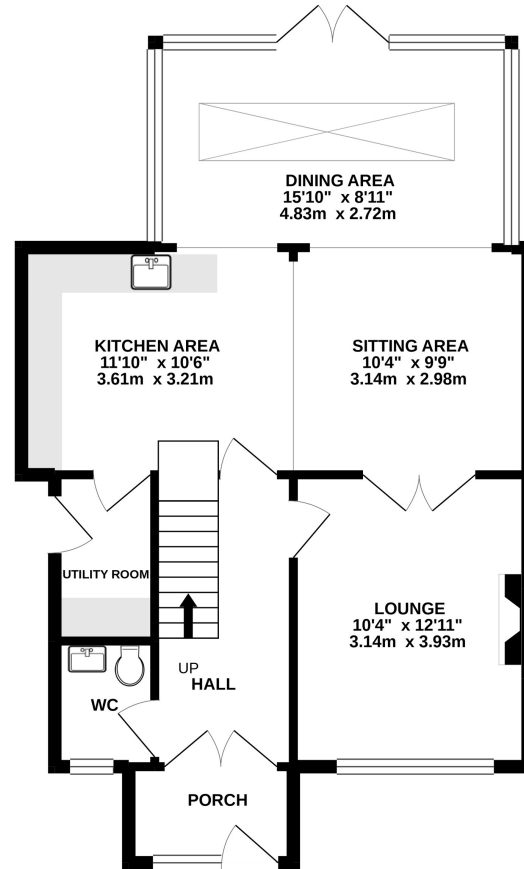
Outside, there is OFF-ROAD parking to the front and an ENCLOSED REAR GARDEN.

To arrange a viewing please call 01704 516 626 - follow us on Facebook and Instagram.

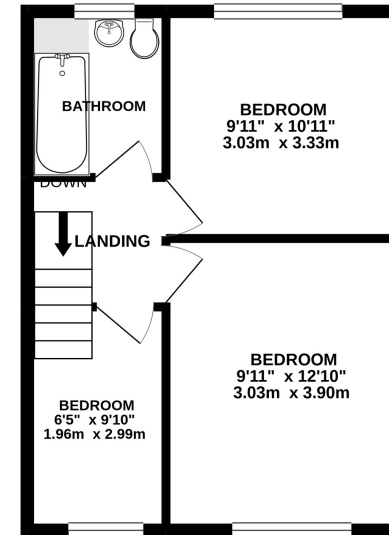




GROUND FLOOR
654 sq.ft. (60.8 sq.m.) approx.



1ST FLOOR
373 sq.ft. (34.6 sq.m.) approx.



TOTAL FLOOR AREA : 1027 sq.ft. (95.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, 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, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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