



Liverpool Road,
Ainsdale, PR8 3BG

**OFFERS OVER
£600,000**

SM

STEPHANIE MACNAB
ESTATE AGENT

TWO STUNNING NEW BUILD HOMES – OVER 2,700 SQ FT EACH – BACKING ONTO AINSDALE VILLAGE PARK

We are delighted to present these TWO EXCEPTIONAL NEW BUILD HOMES, each offering over 2,700 sq ft of across THREE GENEROUS FLOORS. Built to exacting standards and finished with attention to detail throughout, they offer the ideal balance of style, substance and practicality for modern family life.

The homes feature FIVE DOUBLE BEDROOMS, TWO LUXURY BATHROOMS, and TWO EN-SUITE SHOWER ROOMS, including a Jack & Jill arrangement on the top floor. The impressive OPEN-PLAN KITCHEN/DINING/LIVING SPACE is the heart of the home – fitted with quartz worktops, an integrated wine fridge, and full-width BI-FOLD DOORS leading out to the rear garden. A separate FORMAL LOUNGE offers a quieter retreat to the front.

The staircase is a feature in itself – crafted from oak with wrought iron spindles – and the upper floors are fitted with bespoke wardrobes, plush carpeting and beautifully tiled bathrooms, including a freestanding bath and walk-in rainfall showers.

The LANDSCAPED REAR GARDENS enjoy an OPEN OUTLOOK over Ainsdale Village Park, a valued community space maintained by local volunteers and home to the active tennis club. Each home comes with PRIVATE DRIVEWAY parking, is FREEHOLD, includes a 10-year STRUCTURAL WARRANTY, and is offered with NO ONWARD CHAIN.

Ainsdale is a vibrant coastal village, offering a great mix of independent shops, cafes, pubs, and amenities, along with well-regarded local schools and direct rail links to Southport and Liverpool.

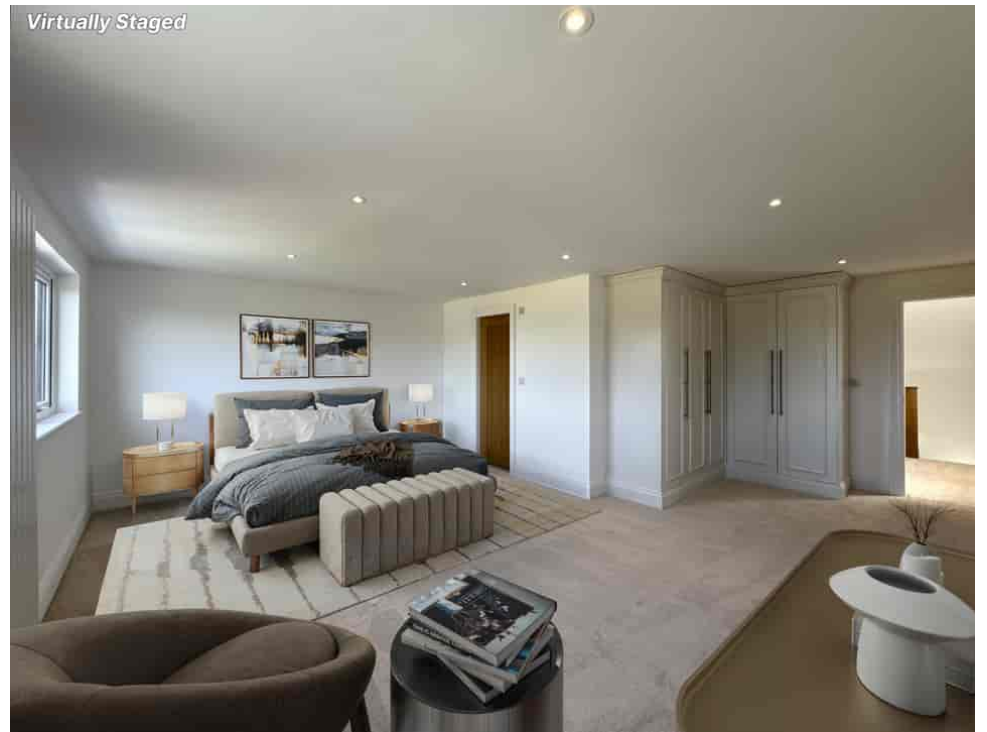


Virtually Staged

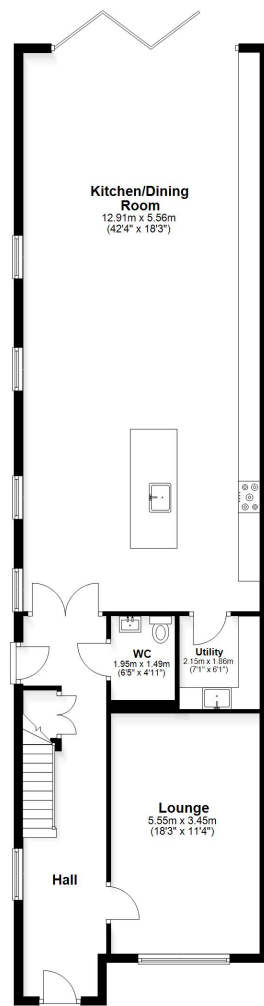


Virtually Staged

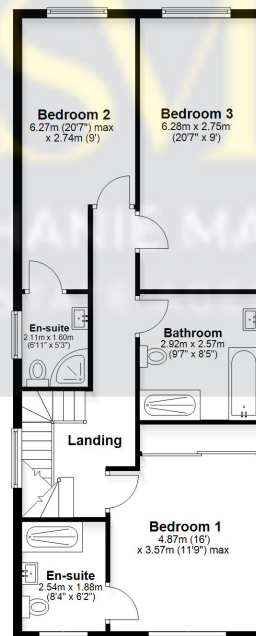




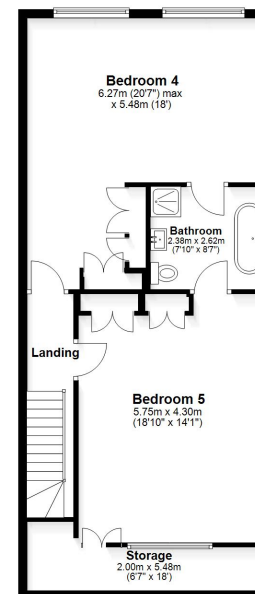
Ground Floor
Approx. 116.8 sq. metres (1257.0 sq. feet)



First Floor
Approx. 77.8 sq. metres (837.2 sq. feet)



Second Floor
Approx. 72.4 sq. metres (779.2 sq. feet)



Total area: approx. 267.0 sq. metres (2873.4 sq. feet)

This floorplan is for illustrative purposes only and is not to scale.
Plan produced using PlanUp.