



# STAPLETON DERBY



St. Helens Road, St. Helens, WA11 7QQ

£380,000



Situated on one of the most sought after roads in the area, this attractive extended traditional three bedroom semi detached is presented to an extremely high standard throughout.

Located close to major road and motorway networks and within easy access of local amenities.

Briefly comprising; entrance porch, entrance hallway, lounge, front sitting room and beautiful kitchen. To the first floor there are three bedrooms and a stunning contemporary bathroom with 'Jacuzzi' bath. A loft room gives useful additional space.

To the front there is a block paved driveway for off road parking and through to the rear as well as an attractive garden, there is a great addition in the form of a Summer house with power and lighting, which can be used as a Bar/Playroom/Office etc.

VIEWING HIGHLY RECOMMENDED.



- LEASEHOLD
- COUNCIL TAX - D
- THREE BEDROOMS
- SPACIOUS FAMILY LIVING
- BEAUTIFUL GARDEN
- EPC - D
- TRADITIONAL SEMI DETACHED
- TWO RECEPTION ROOMS
- GARAGE & BAR
- VIEWING HIGHLY RECOMMENDED

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