



8, Avery Road, St. Helens, WA11 0XA

£1,700 PCM

*David
Davies* *Collection*



8, Avery Road, St. Helens, WA11 0XA

- EPC: TBC
- Holding Deposit Fee: £392.30
- Three Bathrooms
- Brand New Modern Kitchen
- Driveway Parking
- Council Tax Band: E
- Four Bedroom Detached
- Newly Renovated Throughout
- Private Rear Garden
- Garage

We are delighted to present this exceptional four-bedroom detached property located on Avery Road, widely regarded as one of the most desirable areas in Haydock. Rarely does a home of this calibre become available on the rental market.

The property has been fully renovated throughout and is truly move-in ready, boasting brand-new décor, freshly painted walls, new carpets, a modern fitted kitchen, and a beautifully updated bathroom. Every aspect has been finished to an excellent standard, offering a pristine living environment for the next tenants.

The spacious accommodation comprises an entrance hallway, generous living areas filled with natural light, and a stunning new kitchen designed with both style and practicality in mind. The property offers four well-proportioned bedrooms, providing ample versatility for families, professionals, or those needing additional office space.

Externally, the home sits proudly within a highly regarded residential area, offering kerb appeal and a peaceful setting while still providing excellent access to local amenities, transport links, and reputable schools.

We are seeking tenants who will appreciate and maintain this immaculate home to the high standard it deserves.

Early viewing is strongly recommended, as properties of this quality are seldom available.

EPC: TBC





Floorplan To Follow



Our family owned Independent Estate Agency was established in 1981 and provides a **refreshingly professional service** combining traditional values with a modern approach.

David Davies

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

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



Information on tenant permitted fee's can be accessed via the link below
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