



42, Willow Road, St. Helens, WA10 4AJ

Offers Over £200,000

*David
Davies* *Collection*



42, Willow Road, St. Helens, WA10 4AJ

- EPC: F
- Freehold
- Double Fronted Semi Detached Property
- Two Reception Rooms
- Ground Floor WC
- Council Tax Band: C
- No Onward Chain
- Stunning Kerb Appeal
- First Floor Family Bathrooms
- Spacious Rear Garden

Offered to the market as a freehold property with no onward chain, this attractive double-fronted home enjoys stunning kerb appeal, occupying a generous plot at the end of the road. Requiring modernisation throughout, it presents a fantastic opportunity for buyers looking to create their dream home.

The property is garden fronted and benefits from driveway parking. Internally, the ground floor comprises an entrance hallway, a front reception room, and a spacious open-plan living area which flows through to a generous kitchen. To the rear, a back porch provides access to a ground floor WC. The layout offers tremendous scope for reconfiguration, with excellent potential to create a contemporary open-plan living space suited to modern lifestyles.

To the first floor, the landing leads to three bedrooms, two of which are large doubles, along with a spacious four-piece family bathroom.

Externally, the property boasts a fantastic rear garden, one of its standout features, offering ample space, a lawned area, and a flagged patio, ideal for outdoor dining and entertaining.

With its desirable position, generous plot, and significant potential, this property will appeal to families, first-time buyers and investors alike seeking a home they can truly make their own.

EPC: F







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

David Paul Davis

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.

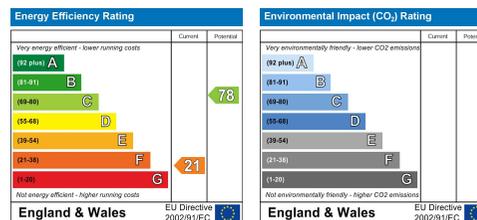
ALLISONS

For life's meaningful moments

A better **mortgage deal** made a good deal easier

Talk to our independent mortgage specialists on **01744 885555** or visit **allisonsfinancial.com**

Allisons Financial Planning Ltd is authorised and regulated by the Financial Conduct Authority.



Information on tenant permitted fee's can be accessed via the link below www.daviddaviesestateagent.co.uk/tenant

22 Church Road, Rainford, St Helens, WA11 8HE
T: 01744 885753
sales@daviddaviesestateagent.co.uk
lettings@daviddaviesestateagent.co.uk
www.daviddaviesestateagent.co.uk

