



14, Ellison Drive, St Helens, WA10 4EQ

Offers Over £165,000

*David
Davies* *Collection*

14, Ellison Drive, St Helens, WA10 4EQ

- EPC:D
- Council Tax Band: A
- Freehold
- Semi Detached House
- Three Bedrooms
- Ensuite To Master Bedroom
- Good Size Rear Garden
- Off Road Parking

We are delighted to have the opportunity to bring to market this three bedroom semi detached property, located in a much sought-after area and rarely available position on Ellison Drive.

The property benefits from gas central heating, double glazing, and briefly comprises, Porch area, hallway, lounge leading through to kitchen incorporating an extensive array of wall and base storage solutions, with solid worktops and dining area, with access to rear garden. To the first floor we have three bedrooms and family bathroom and ensuite to master bedroom

To the front of the property, we have a private driveway with ample space for two cars, and to the rear a beautiful mature garden with turf laid to lawn and patio area. The property benefits from lots of local amenities with primary and secondary schools all within proximity. With excellent transport links being ideally situated with routes to Liverpool, Manchester and beyond.

Internal inspection is highly recommended on this property.

EPC:D







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



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.

Made with [Harelogix](#) ©2022

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.

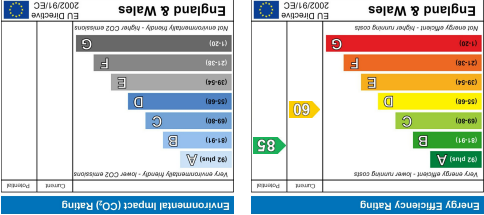


A better mortgage deal
made a good deal easier

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.

For life's meaningful moments








Information on tenant permitted fees can be accessed via the link below
www.daviddaviesestateagent.co.uk/tenant
sales@daviddaviesestateagent.co.uk
www.daviddaviesestateagent.co.uk
 T: 01744 885753
 22 Church Road, Rainford, St Helens, WA11 8HE