



11 Hawthorne Road, L34

Offers Over £200,000





Situated on the ever-popular Hawthorne Road in one of Prescot's most sought-after residential locations, this wonderful two-bedroom semi-detached home has been lovingly maintained and is brimming with potential, making it an ideal purchase for first-time buyers, growing families or those looking to put their own stamp on a property.

The accommodation briefly comprises an inviting entrance hallway, a bright and spacious lounge, a separate dining room, a kitchen extension and a convenient downstairs WC. To the first floor, there are two generous double bedrooms and a well-appointed family bathroom. Externally, the property benefits from off-road parking, a well-kept front lawn and access to the garage. To the rear, you'll find a good-sized, private garden with a patio area, providing the perfect space for outdoor entertaining, along with rear access to the garage.

Offering excellent potential in a highly desirable location close to local amenities, reputable schools and transport links, this fantastic home is not to be missed.

Tenure: Freehold - EPC: D









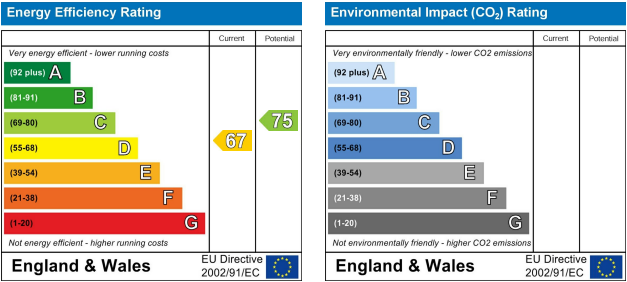








Stapleton Derby  
497 Warrington Road Rainhill, Merseyside, L35 0LR  
Tel: 0151 430 0717  
office@stapletonderby.co.uk  
www.stapletonderby.co.uk



**IMPORTANT NOTICE TO PURCHASERS**  
We endeavor to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points please contact us. Fixtures and fittings other than those mentioned are to be agreed with the seller.