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# 206 A&b Clipsley Lane, Haydock, St. Helens, Merseyside WA11 0HU

VACANT RESIDENTIAL

Guide price **£65,000 +**

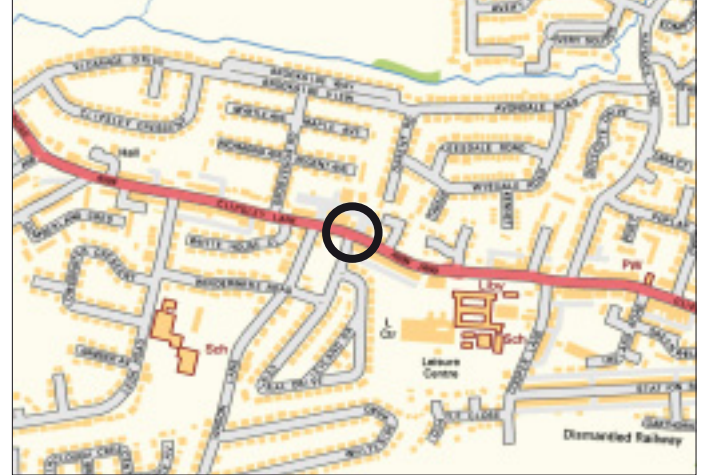


**A two storey detached property previously used as offices and now converted to provide two interconnecting semi-detached houses which could easily be separated. The property benefits from double glazing and central heating. Once converted the properties could be let individually at £500- £550 pcm each. There is a rear yard providing parking.**

### Situated

Fronting Clipsley Lane close to its junction with Haydock Lane in an established and popular residential

location within easy reach of St. Helens Town Centre.



Not to scale. For identification purposes only

### Ground Floor 206a

Hall, Through Lounge, Dining Room, Kitchen

### Outside

Rear yard/Driveway

### First Floor

3 Bedrooms, Bathroom/WC

### Ground Floor 206b

Hall, 2 Rooms, WC

### First Floor

2 Bedrooms, Bathroom/WC