

LOT  
**88**

**Melbourne, 58 Burscough Road, Ormskirk, Lancashire, L39 2XF**

**VACANT RESIDENTIAL**

**GUIDE PRICE £100,000-£110,000**



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Not to scale. For identification purposes only

A vacant three bedroomed semi-detached property benefiting from double glazing, off road parking, front and rear gardens with amazing views over the farming fields. Following a full upgrade and refurbishment scheme the property would be suitable for occupation, investment or resale purposes. There is potential to extend to the side and rear, subject to any necessary planning consents.

**First Floor** 3 Bedrooms, Bathroom/  
WC.

**Outside** Front and Rear Gardens.

**Situated** Fronting Burscough Road at its junction with High Lane in an established residential location a short distance from Ormskirk Town Centre, Edge Hill University,

local schooling and Ormskirk Train Station.

**Ground Floor** Porch entrance, Hall, Lounge, Dining Room, Kitchen.

