



## 6 Ryder Court Prescot

**£250,000**  
Leasehold

Mistoria Estate Agents are pleased to offer for sale this superb two bed 2 bathroom property, nestled within an exclusive gated mews, this modern terraced cottage presents an exceptional opportunity for both homebuyers and investors alike. Spanning an impressive 797 square feet, the property boasts a well-thought-out layout that includes two inviting bedrooms and two and a half bathrooms, ensuring ample space for comfortable living.

Upon entering, one is greeted by a stylish open-plan lounge, kitchen, and dining area, perfect for entertaining guests or enjoying quiet evenings at home. The property has been finished to a high standard throughout, reflecting contemporary design and functionality. The master bedroom features a convenient ensuite shower, adding a touch of luxury to your daily routine.

Outside, the cottage benefits from a private garden, providing a serene outdoor space to relax and unwind. Additionally, gated parking ensures peace of mind and security for your vehicle.



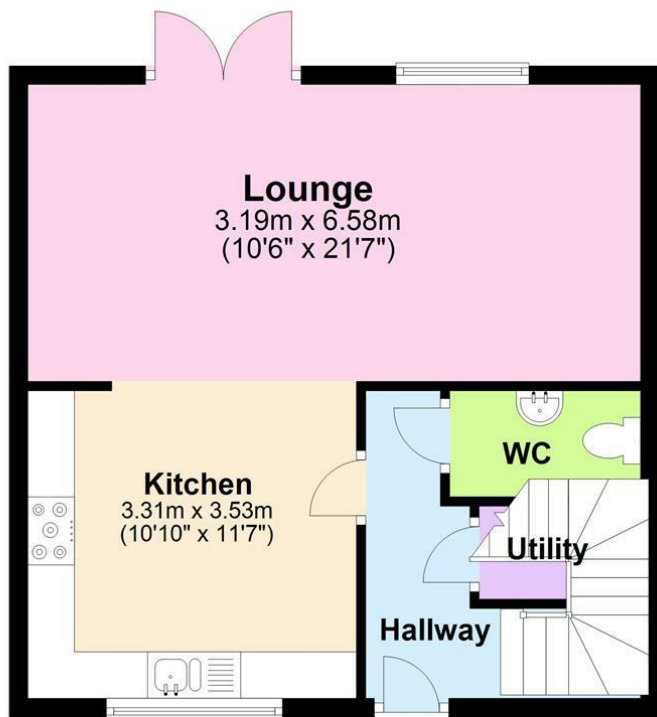
- SUPERBLY PRESENTED TWO BED TWO BATHROOM PROPERTY. • GATED ACCESS, GREAT LOCATION, QUIET. • MASTER ENSUITE, GROUND FLOOR WC. • SECURE PARKING, UPVC DG & GAS CH. • CURRENTLY USED AS AN INVESTMENT PROPERTY. NO CHAIN!!!



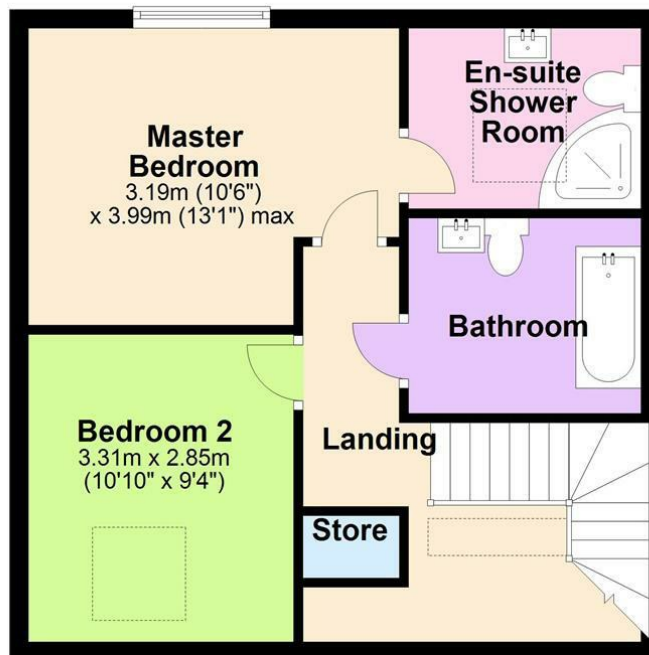
• OPEN PLAN LOUNGE/DINER/KITCHEN,, FRENCH DOORS ON THE REAR GARDEN. • FAMILY BATHROOM & MODERN KITCHEN WITH INBUILT APPLIANCES. • NEARBY LOCAL AMENITIES & TRANSPORT LINKS. • CALL MISTORIA ESTATE AGENTS TODAY TO BOOK YOUR VIEWING.



## Ground Floor



## First Floor



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			87
(69-80) C			
(55-68) D			
(39-54) E		47	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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