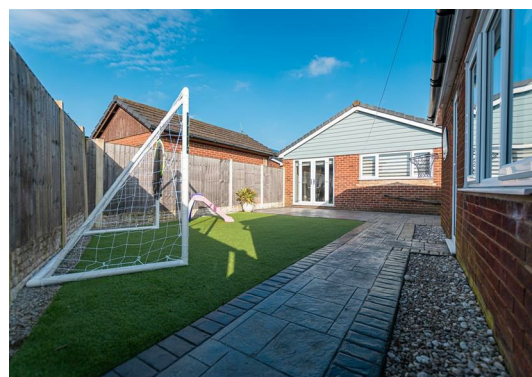




5 Millbrook Avenue, Atherton, Lancashire M46 9LL £1,300

ARC HOMES delighted to offer TO LET this absolutely stunning spacious detached true bungalow positioned in quiet cul de sac within a very sought after location. This gorgeous home is offered PART FURNISHED for £1300 pct with a £1300 deposit. Available from the end of August, this property is positioned within close proximity of two train stations and offers generous accommodation together with ample parking, detached garage and handy outbuilding ideal for home workers. Entry is via an entrance hallway which provides access into a well proportioned sitting room. To the rear sits the modern refitted kitchen dining rom finished with central island and French doors opening into the rear gardens. There are three excellent bedrooms and a modern bathroom. The master bedroom benefits from an ensuite shower room. Outside, the front gardens are enclosed and provide off road parking. The well presented rear gardens provide generous outdoor space and house a detached garage. There is also a fantastic outbuilding complete with power and lighting that can be unitised for many purposes.



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

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



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