



35 Alfred Road, Lowton, Lancashire WA3 1EA

Offers over £175,000

ARC HOMES are delighted to offer FOR SALE this fantastic three bedroom mid mews property positioned within a quiet cul de sac in a popular Lowton location. This lovely home is well presented throughout and boasts three generous bedrooms together with excellent dual aspect sitting room and private rear gardens. Ideal for a range of buyers, early viewing is highly advised. Entry is via an entrance hallway which leads into the fitted kitchen. The well proportioned sitting dining room is dual aspect with French doors opening into the rear gardens. To the first floor are three generous bedrooms and a modern bathroom. Outside, both front and rear gardens are enclosed and low maintenance. The rear gardens provide a good degree of privacy.



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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