



41 Loch Street

Orrell, Wigan, WN5 0AF

Offers In The Region Of £120,000



Sapphire Homes are pleased to be able to offer For Sale this well presented two bedroom mid terrace located in a popular residential street close to local schools, amenities, transport links and a short drive away to the motorway networks of the M6 and M58. The accommodation briefly comprising of entrance / vestibule leading to a spacious lounge with modern electric fire and to the rear elevation is a large modern fitted kitchen / diner with access to the rear garden. To the first floor the landing offers access to two good sized bedrooms and the family bathroom with three piece suite in white and shower over bath. Bedroom 2 also offers access to a converted loft space with staircase access which can be utilised as a playroom, office or additional storage but is wonderful asset to the property. Externally the property is pavement fronted and to the rear is a low maintenance garden with shed offering extra storage and rear gated access. The property is warmed by gas central heating and also benefits from double glazing as well as being tastefully decorated throughout. Internal viewings are highly recommended to appreciate in full. Offered for sale with the benefit of no upward chain.



GROUND FLOOR

Entrance / Vestibule

Lounge

Kitchen / Diner

FIRST FLOOR

Landing

Bedroom 1

Bedroom 2

Bathroom

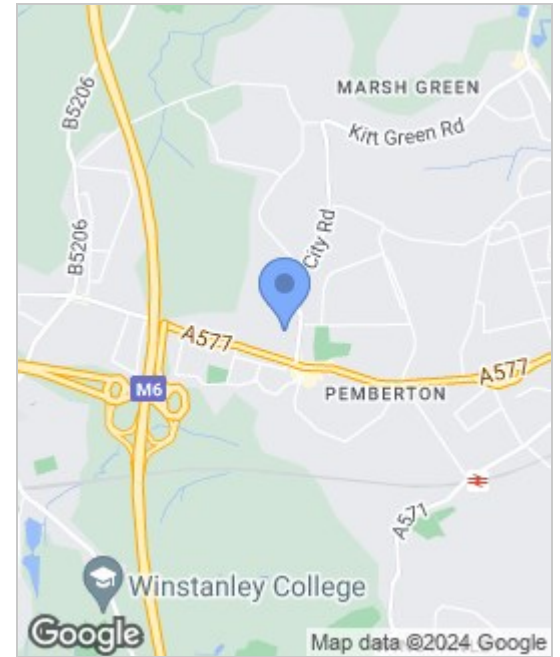
SECOND FLOOR

Loft Room / Playroom / Office

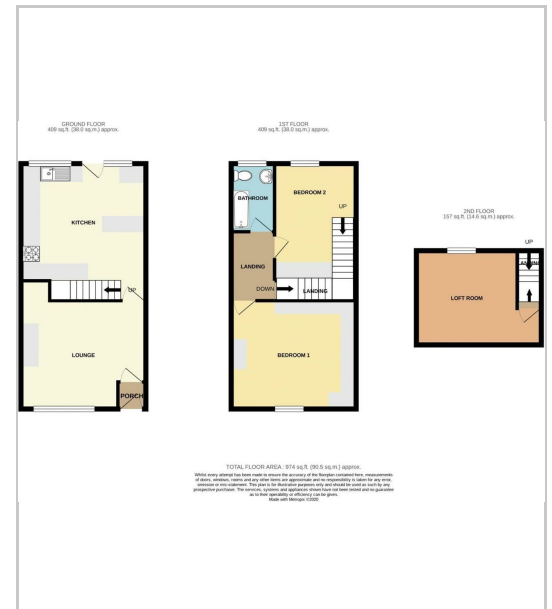
EXTERNAL

Rear Garden

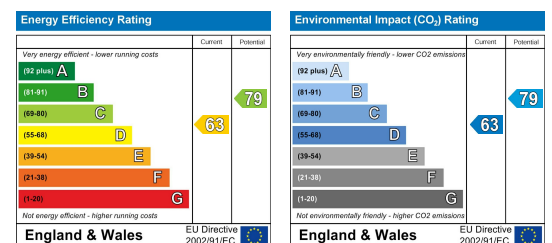
Area Map



Floor Plans



Energy Efficiency Graph



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