



## 6 Kinsley Close

Springview, Wigan, WN3 4PQ

**Offers In The Region Of £145,000**



Sapphire Homes are pleased to be in a position to offer For Sale this well presented 3 bedroom mid mews property that is located at the head of a quiet cul de sac in poplar residential location that is also close to local schools, amenities and transport links. The accommodation briefly comprises of entrance / hallway, generous lounge / dining room with French doors leading to the rear garden and a separate fitted kitchen. To the first floor the landing provides access to 3 bedrooms with the master boasting fitted robes and an ensuite with modern three piece shower suite and a family bathroom with modern three piece suite in white. The property is warmed by Gas Central Heating and also benefits from a tasteful décor and UPVC double glazing throughout. Externally to the front and rear elevation there is a low maintenance garden with driveway providing off road parking to the front elevation. Early Internal viewing is a must to appreciate in full. Offered to market with No Upward Chain



## GROUND FLOOR

Entrance / Hallway

Downstairs WC

Kitchen

Lounge / Diner

## FIRST FLOOR

Landing

Master Bedroom

Master Ensuite

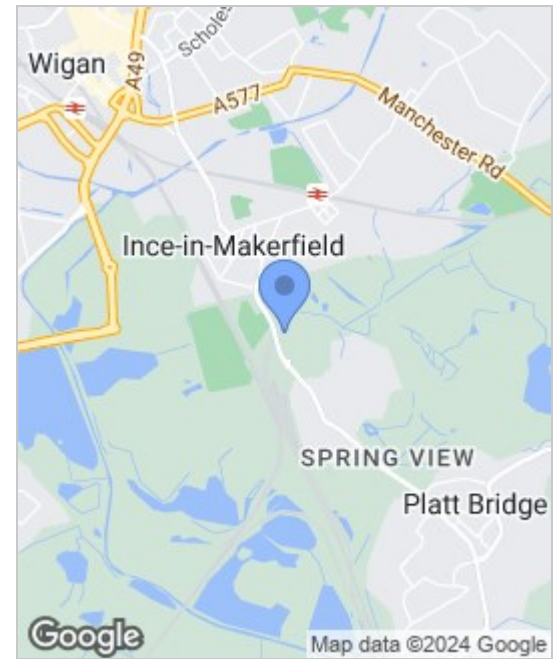
Bedroom 2

Bedroom 3

Bathroom

## EXTERNAL

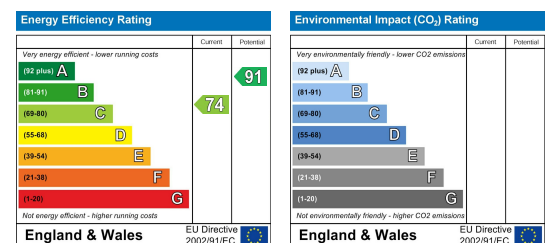
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on the representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in relation to the property.



Sapphire Homes (North) Ltd 80 Market Street, Wigan WNI 1HX  
 T 01942 494944 E info@sapphirehomes.co.uk W www.sapphirehomes.co.uk VAT 183 759 366

*specialists in sales, Lettings & Property Investments*