



## 27 Broomfield Road

Standish, Wigan, WN6 0LY

**£950 PCM**



Sapphire Homes are delighted to be in a position to offer For Rent this immaculately presented 2 bedroom semi detached property close to the heart of Standish which also benefits from being situated close to outstanding and highly acclaimed local schools, village amenities & transport links including a short drive from Junction 27 of the M6 motorway. The accommodation has recently undergone a schedule of improvements from the current owner and briefly comprises of entrance / hallway leading to spacious lounge with feature fire, beautiful modern fitted kitchen / dining room and there is a separate fitted utility room with door providing access to the rear garden. To the first floor the landing provides access to two spacious double bedrooms and a family bathroom with modern three piece suite in white with shower over bath. The property is warmed by Gas Central Heating and also benefits from double glazing, a newly refreshed neutral décor and newly fitted flooring throughout. Externally the property has off road parking to the front elevation with small lawn area, perimeter fencing and access to the side elevation. To the rear there is a wrap around patio area, lawn, shed offering additional storage and well stocked borders. The property is perfectly suited to professional, couple or small family and early internal viewing is a must to appreciate in full. No Smoking.



GROUND FLOOR

Entrance / Hallway

Lounge

Kitchen / Diner

Utility Room

FIRST FLOOR

Landing

Bedroom 1

Bedroom 2

Bathroom

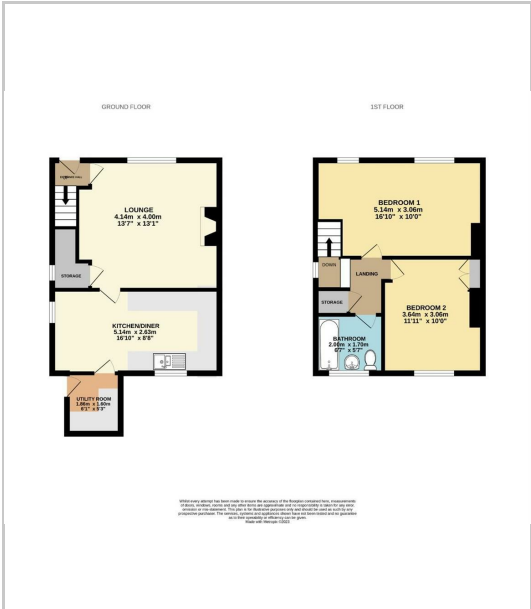
EXTERNAL

Rear Garden

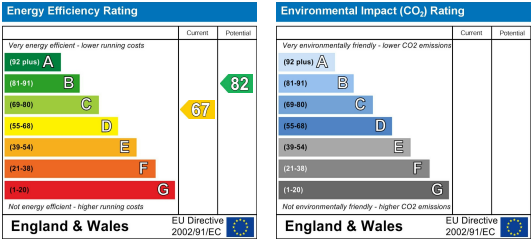
Area Map



Floor Plans



Energy Efficiency Graph



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