

MORGAN H LEWIS



Asking Price £124,950

Hardy Street, Wigan WN6 7AL

- *Fantastic rental investment
- *Three bedrooms and Loft Room
- *Situated off Park Road within walking distance of Town Centre and Stations
- *Separate reception rooms
- *Centrally heated and double glazed

MORGAN H LEWIS



MORGAN H LEWIS

A fantastic opportunity for the rental investor, this terraced house has three bedrooms and a loft room and is situated off Park Road in the heart of Springfield within walking distance of Mesnes Park, the Town Centre and Stations for travel to Liverpool and Manchester.

There is central heating and double glazing and the accommodation briefly comprises, to the Ground Floor, entrance hall with double glazed entrance door and stairs to first floor, lounge at front with fireplace and gas fire, double glazed window and radiator, dining room at rear with fireplace and gas fire, double glazed window and radiator, kitchen with wall and base units, single drainer sink unit, radiator, double glazed window and external door. To the First Floor there is a landing with stairs to the loft room. Three bedrooms each with double glazed window and radiator and a family bathroom with suite comprising bath with shower over, washbasin and low level WC, double glazed window and radiator. The loft room has a double glazed skylight. To the outside there is a low maintenance area to the front and a rear yard with a large shed. The property is double glazed and centrally heated and whilst it requires some updating it offers fantastic potential.

There is no onward chain and viewings are recommended to appreciate both the location and the accommodation on offer.

MORGAN H LEWIS

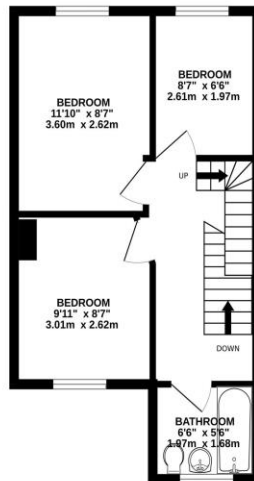


MORGAN H LEWIS

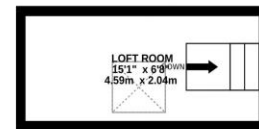
GROUND FLOOR
390 sq.ft. (36.2 sq.m.) approx.



1ST FLOOR
360 sq.ft. (33.4 sq.m.) approx.



2ND FLOOR
101 sq.ft. (9.4 sq.m.) approx.



TOTAL FLOOR AREA: 850 sq.ft. (79.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metropix ©2024