

MORGAN H LEWIS



Asking Price £199,950

Mesnes Road, Wigan WNI 2PJ

- *Spacious apartment
- *Two double bedrooms / 2 Ensuites
- *Double glazed
- *Gas central heated
- *Sought after area

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Morgan H Lewis are delighted to offer for Sale this luxury two-bedroom first floor apartment in the much sought after development of Campbell Court on Mesnes Road one of Wigan's most prestigious postcodes & is within close proximity of both Mesnes Road Park, Wigan Town Centre, M6, M58 and M61 Motorways, plus a short walk to the picturesque Plantations of Haigh Hall & the catchment for the Outstanding Woodfield Primary School.

The accommodation briefly comprises of an entrance / hallway, spacious open plan Lounge/Dining Room with modern luxury fitted Kitchen with integrated appliances two double bedrooms with fitted wardrobes and the master boasting an ensuite as well as a family bathroom with luxury three-piece suite with shower over bath which also serves as a jack and Jill ensuite to bedroom two. The property is warmed by electric heating and also benefits from a modern tasteful décor, quality flooring and double glazing. Externally there is a secure gated entrance to the car park with allocated parking bay and there is an intercom door system.

Early internal viewing is highly recommended to appreciate in full and the property is offered to market with No Chain Involved.

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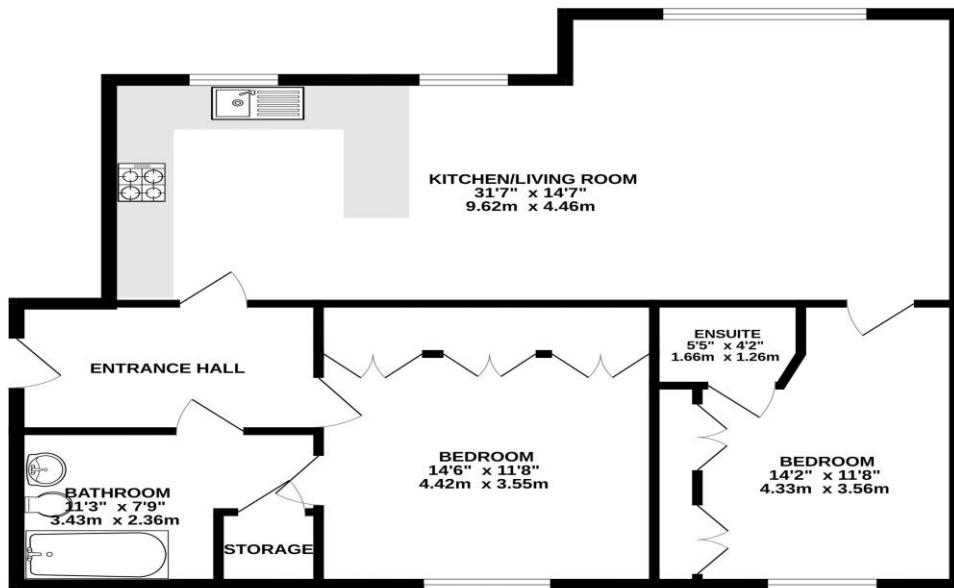


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GROUND FLOOR
902 sq.ft. (83.8 sq.m.) approx.



TOTAL FLOOR AREA : 902 sq.ft. (83.8 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.
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