



2 Milldale Road  
, Leigh, WN7 3PP  
Offers Over £185,000





## 2 Milldale Road, Leigh, WN7 3PP

\*\*\*NO CHAIN\*\*\* VIEWING ESSENTIAL

An excellent opportunity to purchase a well positioned, semi-detached bungalow close to local amenities, with excellent transport links in particular to the A580 (East Lancashire Road).



**The accommodation comprises as follows:**

**Entrance Hall**

**Lounge**

15'11" x 11'3" (4.87 x 3.43)

**Kitchen**

13'10" x 7'6" (4.22 x 2.29)

**Bedroom 1**

12'6" x 9'1" (3.83 x 2.78)

**Bedroom 2**

10'4" x 10'4" (3.16 x 3.15)

**Bathroom**

7'1" x 4'7" (2.17 x 1.42)

**Rear Garden**

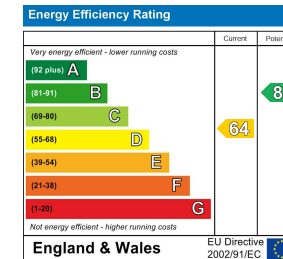
## Area Map



## Floor Plan



## 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 them as statements of 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 respect of the property.

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