



£179,995

5 Montrey Crescent, Ashton-In-Makerfield, WN4 0UD

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Nestled in the charming Montrey Crescent of Ashton-In-Makerfield, this semi-detached family home presents a wonderful opportunity for those looking to create their ideal living space. Spanning approximately 861 square feet, the property, built in 1960's, offers a blend of classic design and modern potential.

Upon entering, you are greeted by a welcoming entrance hall that leads into a spacious lounge, perfect for family gatherings or quiet evenings. The kitchen/diner provides a versatile space for culinary adventures and dining, making it the heart of the home. A convenient ground floor bathroom adds to the practicality of the layout.

The first floor boasts three well-proportioned bedrooms, ideal for a growing family or for use as guest rooms or a home office. Each room offers ample natural light and the potential for personalisation to suit your taste.

## Hallway

## Lounge

## Kitchen/ Diner

## Ground Floor Bathroom

## Bedroom One

## Bedroom Two

## Bedroom Three

## Gardens

## Credit References and Deposit

Prospective tenants will be required to complete a credit referencing application payable whether successful or not. Prior to taking occupation of the property you will be required to pay a deposit of 1½ times the monthly rent, the first months rent in advance and an administration fee.

## Directions

