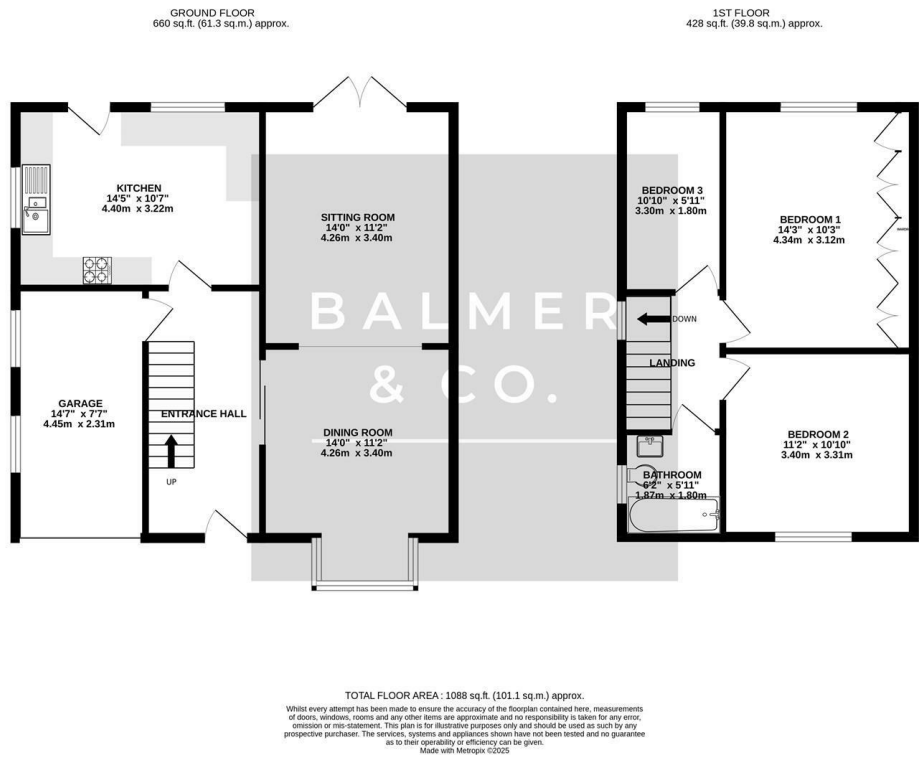


Hanover Street, Leigh, WN7 1HG
Offers Over £250,000

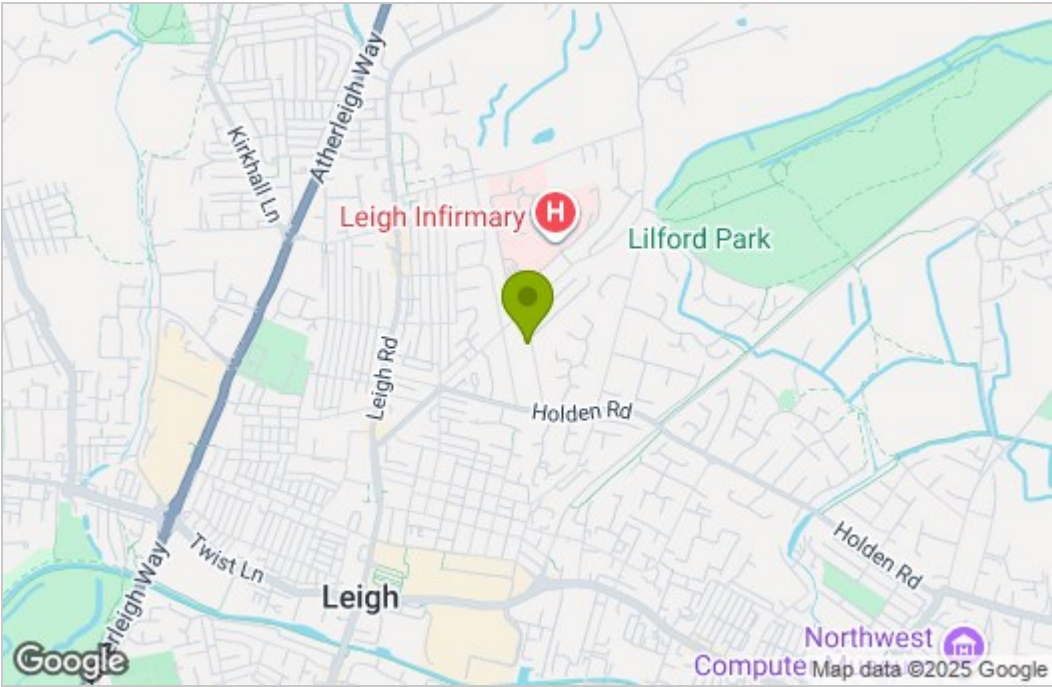


BALMER & CO in LEIGH are delighted to offer FOR SALE this fantastic three bedroom detached house situated in a popular and well regarded residential location. Very nicely presented throughout and offering spacious living accommodation, this property must be viewed. Comprising in brief of entrance hallway, large open plan living/dining room with bay window, feature gas fireplace and French doors leading to the rear garden, modern fitted kitchen with integrated appliances, with an integral garage completing the ground floor. To the first floor is a large master bedroom with fitted wardrobes, second double bedroom, third single bedroom, with a three piece family bathroom completing the accommodation on offer. Externally the property is garden fronted with a driveway providing off-road parking, whilst to the rear there is a large South-West facing, private garden. The property is also ideally located close to Leigh town centre and is within walking distance of Leigh infirmary. Early viewings highly recommended, all enquiries welcome.

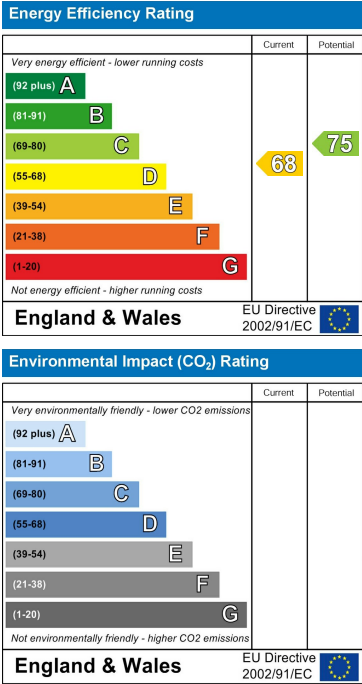
Floor Plan



Area Map



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 firms employment has the authority to make or give any representation or warranty in respect of the property.