## Brewery Lane, Leigh, WN7 2RJ £800 PCM









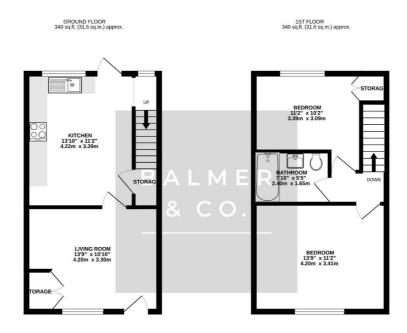






BALMER & CO are delighted to offer TO RENT this two bedroom end terraced property, available for immediate occupancy. Ground floor accommodation comprises in brief, living room and kitchen dining room. To the first floor are two double bedrooms and bathroom. Outside are enclosed low maintenance rear gardens.

## Floor Plan

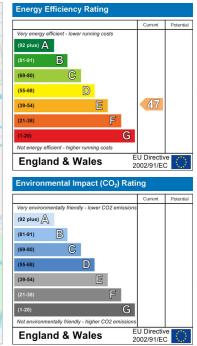


TOTAL FLOOR AREA; 680 sq.ft. (63.1 sq.m.) approx.
Whits every attempt has been made to ensure the accuracy of the floorpiat contained here, measurement of doors, vindous, cross and any other forms are approximate and on responsible to stake her any enconsists on rimin statement. This plan is the litural true purposes only and should be used as such by any prospective purchase. The services, suppose and applications shown have not been rested and no guarantee.

## 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.