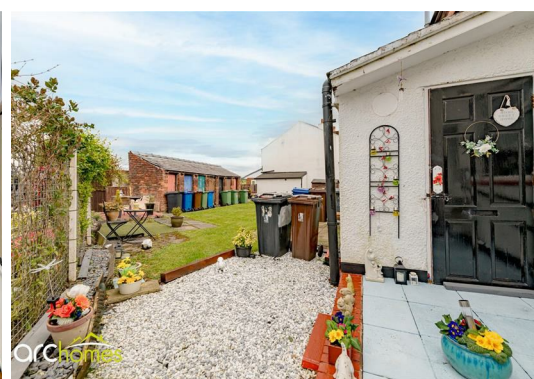




## 502 Bolton Road, Aspull, WN2 1PX

### Offers over £150,000

ARC HOMES are delighted to offer FOR SALE this delightful mid terrace property occupying a desirable plot along Bolton Road in Aspull. Boasting far-reaching views across open fields and countryside, properties along this road are rarely available and early viewing is advised. Entry to the property is via an entrance porch leading to the spacious sitting room. To the rear sits the modern fitted kitchen dining room with a handy storage cupboard and access to the rear garden. To the first floor are two double bedrooms and a bathroom. Outside, to the front is a low maintenance garden. To the rear is a shared garden which is laid to lawn with beautiful views of the countryside.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b> EU Directive 2002/91/EC 		

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO2 emissions		
<b>England &amp; Wales</b> EU Directive 2002/91/EC 		



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