



addisons



Winchester Close, Orrell
Wigan WN5 8PA

£175,000

Addisons, 15 St James Road, Wigan, WN5 8SS
Phone: 01942 409840, Email: info@addisonsestateagents.co.uk
www.addisonsestateagents.co.uk

No Chain Involved

Three Bedrooms

Gardens Front and Rear

Semi Detached True Bungalow

Driveway and Garage

Some Modernisation Required

This true bungalow is situated in a very popular residential area within easy walking distance to Orrell Post. It is for sale with no onward chain involved and whilst requiring some modernisation, it offers a superb opportunity for any buyer to improve to their own taste. Its accommodation comprises briefly of an entrance porch, hallway, bathroom, WC, lounge, kitchen and three bedrooms. Externally, there is driveway parking leading to a single garage and there are gardens to the front and rear, the rear of which is not directly overlooked and is south facing. We expect high levels of interest in this one so please call now to make your viewing appointment. EPC Grade Awaited. Council Tax Band B. Freehold

Entrance Porch

Glazed porch with door giving access to the side.

Hallway

Built in storage cupboard. Cupboard housing central heating boiler. Cupboard housing electric meter.

Bathroom

Fitted with a two piece suite comprising panelled bath and pedestal wash hand basin. Double glazed window to side aspect. Central heating radiator. Tiled elevations.

WC

Double glazed window to side aspect.

Lounge

Double glazed window to front aspect. Central heating radiator. Gas fire in decorative surround. Two wall light points.

Inner Hallway

Loft access.

Bedroom One

Double glazed window to rear aspect. Central heating radiator.

Bedroom Two

Double glazed window to rear aspect. Central heating radiator.

Bedroom Three

Double glazed window to side aspect. Central heating radiator.

Kitchen

Fitted with a range of wall and base units comprising cupboards, drawers and work surfaces incorporating a single bowl, single drainer stainless steel sink unit. Built in electric oven and grill and four ring electric hob. Double glazed window to side aspect and door to side aspect.

External

There is a lawned garden to the front of the property and a driveway at the side leading to the garage. There is a lawned garden to the rear and the property is not directly overlooked from the rear.

Tenure

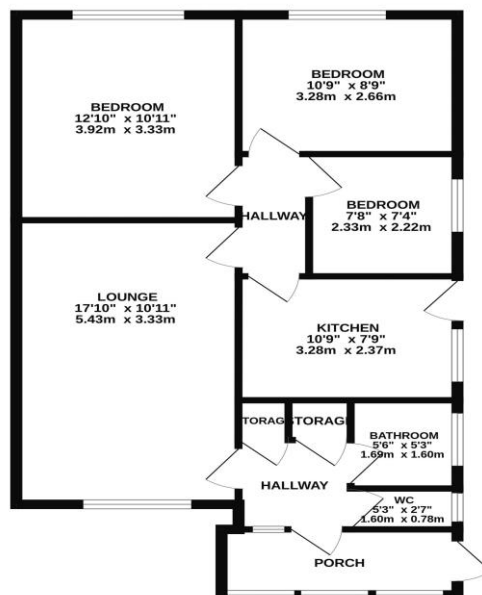
Freehold







GROUND FLOOR
730 sq.ft. (67.8 sq.m.) approx.



TOTAL FLOOR AREA: 730 sq.ft. (67.8 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the description contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown herein have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025