

MORGAN H LEWIS



Asking Price £110,000

Manley Street, Wigan WN3 4SA

- *Traditional Two-Bedroom Mid-Terraced Property
- *Spacious Lounge With Original Feature Fireplace
- *Generous Kitchen And Dining Room
- *Private Low Maintenance Rear Yard
- *Excellent Potential To Modernise And Personalise
- *Close To Local Amenities and Transport Links

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Situated on Manley Street in Wigan, this traditional two-bedroom mid-terraced property offers a fantastic opportunity for buyers looking for a home with plenty of potential to make their own.

The property is neutrally decorated throughout and, while in need of some modernisation, provides a blank canvas for a new owner to introduce their own style and create a home to suit their individual taste.

On entering, a welcoming vestibule leads into the hallway, with stairs rising to the first floor and access into the principal living accommodation. The lounge is a comfortable and well-proportioned room, with a original style feature fireplace providing an attractive focal point and adding a touch of character that could be beautifully complemented by a more contemporary interior.

Moving through the property, the kitchen and dining room offers generous proportions and plenty of scope for updating. The space provides ample room for both cooking and dining, making it an ideal area to transform into a modern and sociable heart of the home, with access leading out to the rear.

To the first floor are two well-sized bedrooms, offering flexibility for a couple, small family, first-time buyer or those requiring a home office. The accommodation is completed by a family bathroom.

Externally, the property benefits from a private rear yard, providing a low-maintenance outdoor space for relaxing or entertaining.

Overall, Manley Street is a characterful home with excellent potential, combining traditional features with spacious accommodation and the opportunity for a new owner to modernise and personalise the property to their own requirements. Its neutral presentation means buyers can move forward with their plans without having to start from scratch, making this an appealing opportunity for those looking to create a home with their own individual stamp.

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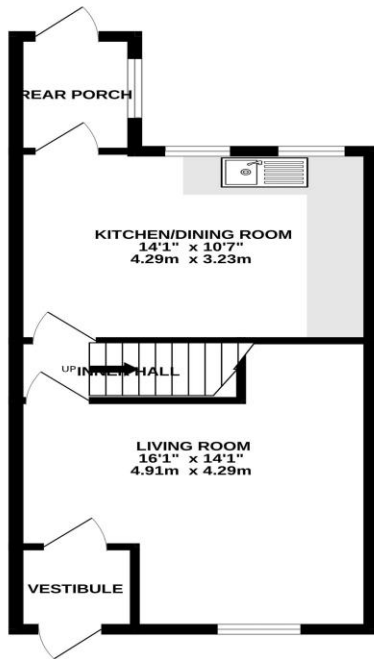


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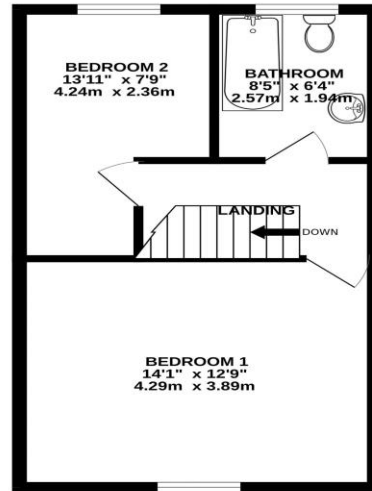


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GROUND FLOOR
406 sq.ft. (37.7 sq.m.) approx.



1ST FLOOR
376 sq.ft. (34.9 sq.m.) approx.



TOTAL FLOOR AREA : 782 sq.ft. (72.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, 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 have not been tested and no guarantee as to their operability or efficiency can be given.
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