



£175 Per Month

Storage Room 38 Bridgeman Terrace, Wigan, WN1 1TT

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Nestled in the heart of Wigan, this secure garage on Bridgeman Terrace presents an excellent opportunity for those in need of additional storage space. Spanning a generous area, this garage is equipped with an electricity socket, making it ideal for various uses, whether for storing tools, equipment, or even as a workshop.

Measurements: 3.7m x 2.6m

The property boasts a prime location, just a stone's throw away from the bustling town centre, ensuring that you have easy access to local amenities, shops, and services. Additionally, the close proximity to Mesnes Park offers a delightful green space for relaxation and leisure activities, enhancing the appeal of this location.

Safety and security are paramount, and this garage is monitored by CCTV, providing peace of mind for your belongings. Whether you are a local resident seeking extra storage or a business owner in need of a secure space, this garage offers a practical solution in a convenient and accessible area. Don't miss the chance to secure this valuable asset in Wigan.

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## Storage Room

12'1" x 8'6" (3.7 x 2.6)

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## Credit References and Deposit

Prospective tenants will be required to complete a credit referencing application payable whether successful or not. Prior to taking occupation of the property you will be required to pay a deposit of 1½ times the monthly rent, the first months rent in advance and an administration fee.

## Directions

Energy Efficiency Rating		Current	Planned
Very energy efficient - lower running costs	A		
181-210	B		
155-180	C		
129-154	D		
103-128	E		
77-102	F		
51-76	G		
1-50			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	