



59 Danes Avenue, Hindley, WN2 4EQ Offers over £180,000

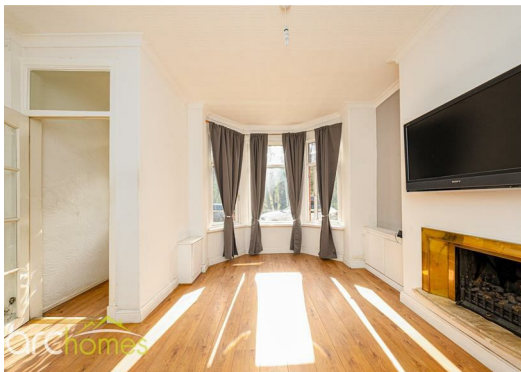
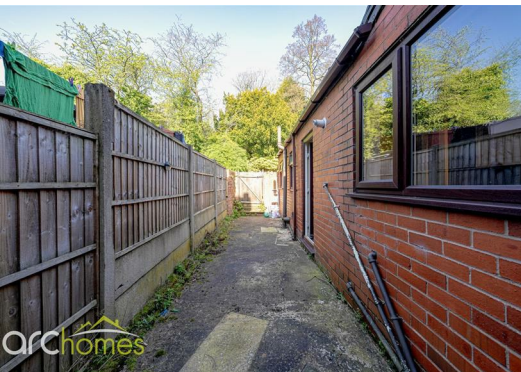
ARC Homes in Hindley are delighted to offer for sale this well-presented mid-terraced property, located in a highly sought-after area within walking distance of Borsdane Woods. Properties in this location rarely become available and, with no onward chain, early viewing is highly recommended.

The property is entered via an entrance vestibule, leading into a well-proportioned sitting room with a bay-fronted window. To the rear, there is a separate dining room, a fitted kitchen, and a downstairs bathroom. To the first floor are three generous bedrooms. Externally, the property benefits from low-maintenance gardens to both the front and rear.



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

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



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