

MORGAN H LEWIS



Asking Price - £850.00 PCM

Wigan Lower Road, Wigan WN6 8LJ

- *Two Bed Semi Detached House
- *Driveway Parking
- *Two Reception Rooms
- *Fitted Wardrobes to Master Bedroom
- *Family Bathroom with Separate Shower Cubicle
- * Garden To Rear

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Now available to the market, this characterful two-bedroom semi-detached property, truly one which needs to be appreciated in person.

Situated just a stone's throw away from schools, Methodist church, park and local pub which serves both food and drink. For the outdoors type there are also many walks surrounding the village which lead to Wigan, Shevington and Appley Bridge and for the commuters the M6 Motorways is accessible within just a few minutes.

Upon entry to the property a hallway provides access to the two reception rooms with bay window, sliding patio doors and feature fireplaces. The kitchen is fitted with a range of wall and base units, with integrated appliances and contrasting worktops.

To the first floor the landing leads to the four-piece family bathroom, is the impressively big main bedroom spanning the front of the property and the spacious second bedroom.

Externally, this benefits from a driveway providing ample off-road parking to the side of the property.

To the rear of the property is a spacious lawned and paved garden. Offered to let Unfurnished.

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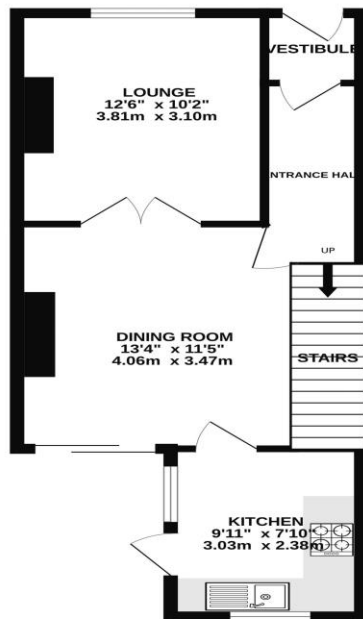


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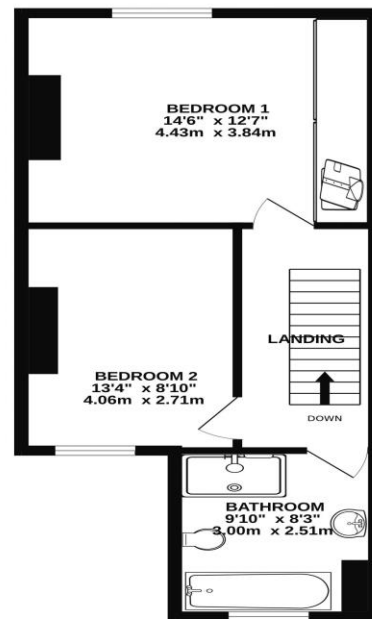


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GROUND FLOOR
431 sq.ft. (40.0 sq.m.) approx.



1ST FLOOR
442 sq.ft. (41.0 sq.m.) approx.



TOTAL FLOOR AREA : 872 sq.ft. (81.0 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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