

# MORGAN H LEWIS



**Offers in the Region of £199,950**

**Chimes Road, Wigan WN4 0LA**

- \*Semi Detached True Bungalow
- \*Two / Three Versatile Bedrooms
- \*Modern Kitchen With Black Worktops
- \*Spacious Lounge Filled With Natural Light
- \*Driveway Garage and Front Garden
- \*Low Maintenance Rear Garden with Patio

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A well-presented two/three bedroom semi-detached true bungalow, offering versatile living space, neutral décor throughout and newly fitted carpets—making it an ideal opportunity for buyers looking for a home they can move straight into and gradually put their own stamp on.

Located within the popular residential area of Ashton-in-Makerfield, the property benefits from a convenient setting close to local shops, amenities, well-regarded schools and excellent transport links. It also offers easy access to nearby Wigan, as well as surrounding towns and major road networks including the M6, making it ideal for commuters while still enjoying a quiet residential feel.

The property itself is approached via a neat front garden with driveway providing off-road parking and access to a garage. Inside, you are welcomed by an entrance vestibule leading into a central hallway which connects the accommodation. To the front sits a spacious and comfortable lounge, filled with natural light and offering a calm, inviting space to relax. The modern kitchen is well-appointed with sleek black worktops, stylish tiled flooring and ample storage, with the added benefit of a door opening directly onto the rear garden—perfect for everyday convenience and entertaining.

There are two generous double bedrooms, along with a third smaller room that offers excellent versatility, ideal as a home office, dining room, nursery or occasional bedroom. Completing the accommodation is a contemporary shower room, finished in a practical and modern style.

To the rear, the low-maintenance garden provides a private outdoor space, featuring a flagged patio area and established borders—ideal for sitting out and enjoying the warmer months without the burden of extensive upkeep.

Overall, this is a flexible and well-kept bungalow in a well-connected and sought-after location, offering scope to personalise while benefiting from already modern interiors and a practical layout.

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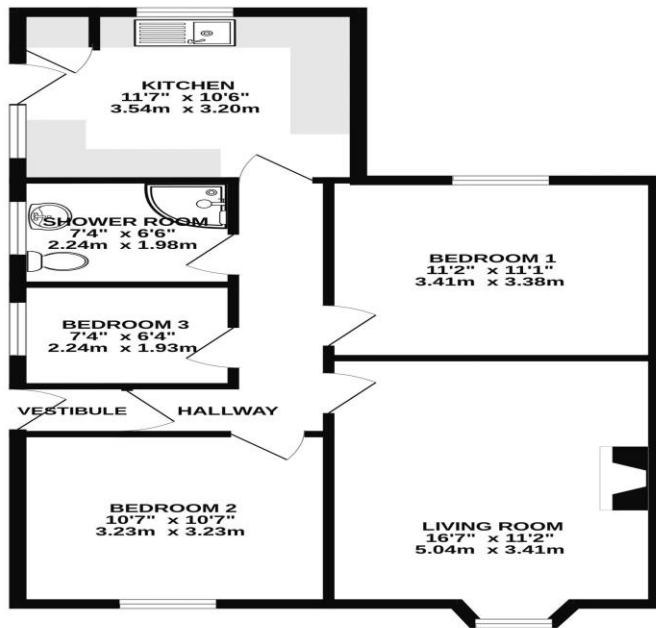


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GROUND FLOOR  
694 sq.ft. (64.5 sq.m.) approx.



TOTAL FLOOR AREA : 694 sq.ft. (64.5 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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