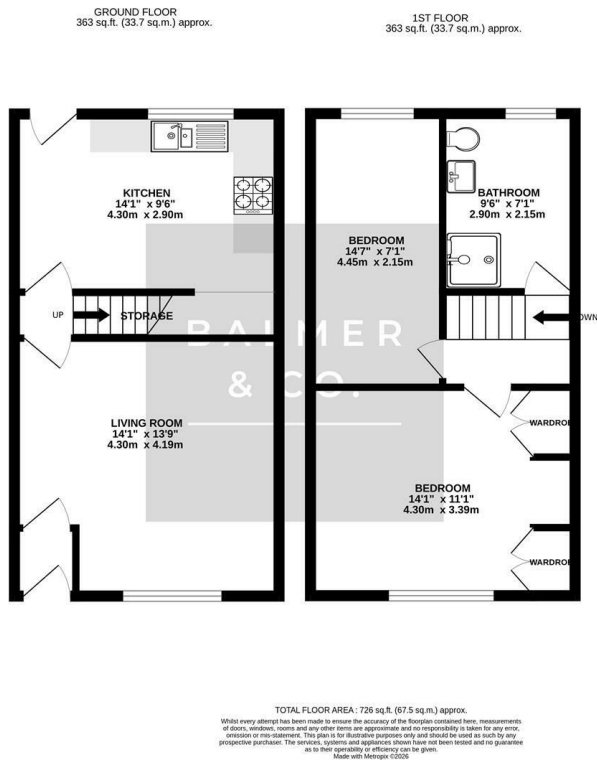


Clarence Street, Leigh, WN7 2BP
£145,000

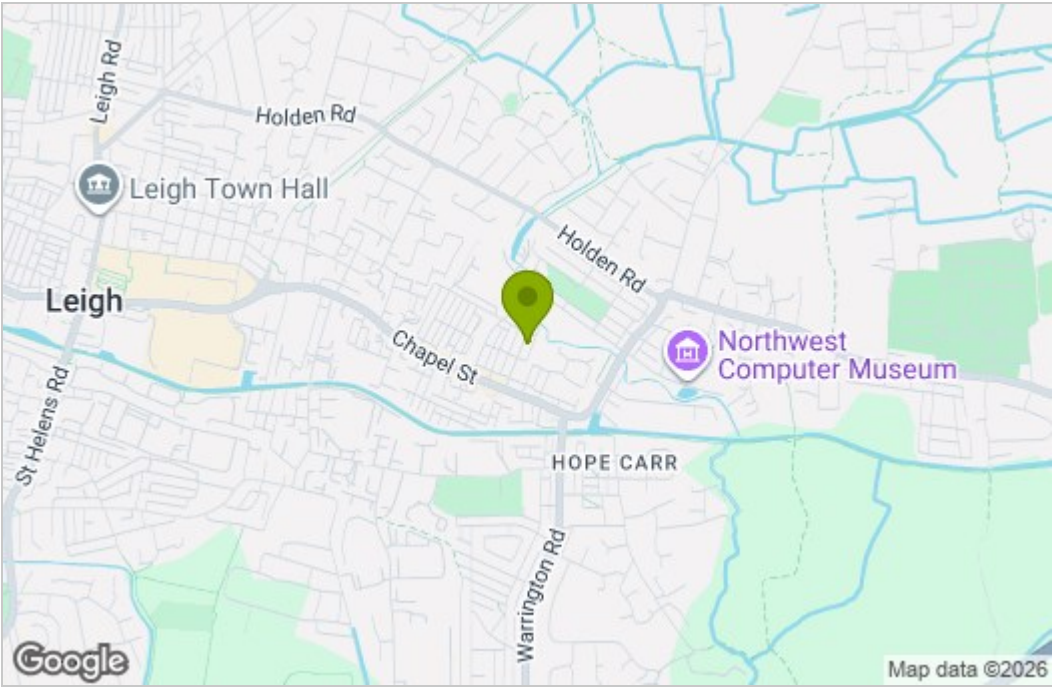


BALMER & CO in LEIGH are delighted to offer FOR SALE this fantastic two bedroom mid terraced property located on Clarence Street, a popular residential location in the Bedford area of Leigh. Well presented throughout, conveniently placed for access to a range of amenities and ideally offered for sale with NO ONWARD CHAIN, it would be a perfect first time buy. The ground floor comprising in brief; entrance vestibule, spacious living room and a fitted kitchen/dining room. To the first floor is a large master bedroom, a single bedroom and a fully tiled shower room. Externally, the property is garden fronted with a good sized, South/East facing yard to the rear.. Early viewings highly recommended, all enquiries welcome.

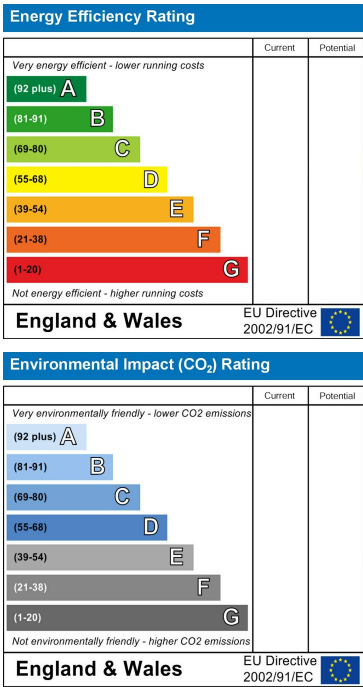
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.