JONES POTTS TAYLOR



# 243 Crankwood Road

## Abram, Wigan, WN2 5YB

## £160,000

JonesPottsTaylor are delighted to present FOR SALE this three bedroom semi detached property with open views over the neighbouring farming fields. Situated in a residential location in Abram, close to transport / network links, Leeds Liverpool canal, schools and amenities. The property briefly comprises of; entrance hallway, an open plan style living and reception room, a separate fitted kitchen / dinning room, conservatory and downstairs WC / cloakroom. To the first floor are two double bedrooms, a single bedroom and a further shower room with three piece suite. Outside to the front is an open garden and driveway leading o an integral garage whilst the rear is a large enclosed private garden overlooking countryside.
Viewings are highly recommended to appreciate the quite location and outside space.

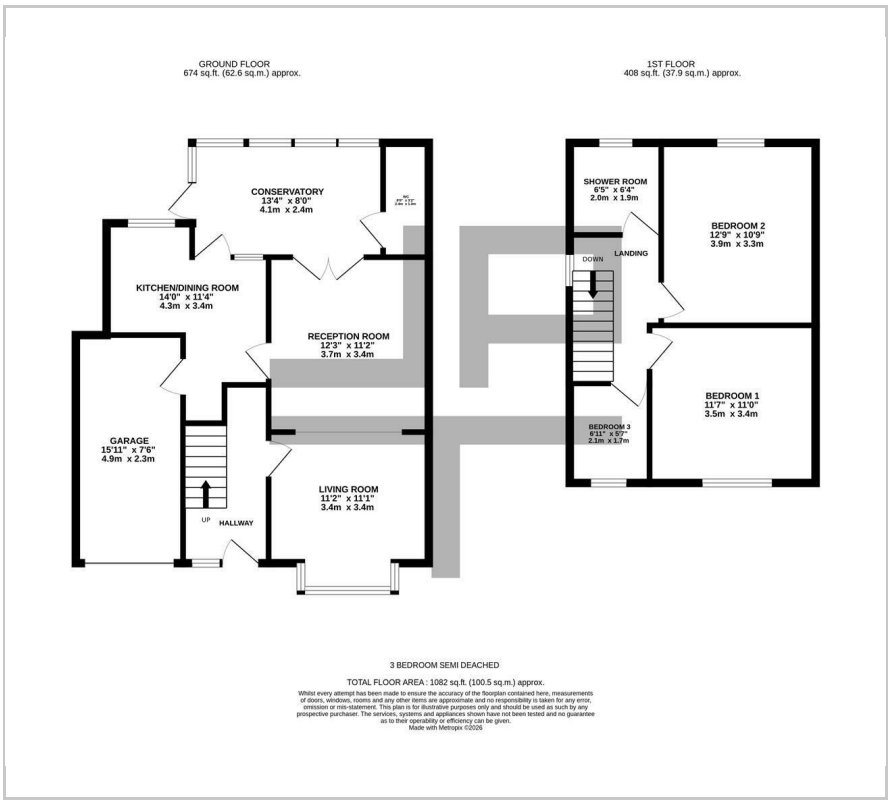
- No Onward Chain
- Potential Development & Growth
- Investment Opportunity
- Private Rear Garden With Countryside Views
- Driveway & Integral Garage
- Newly Fitted Boiler
- Located On The Leigh WN7 Side Of Crankwood Road

### Viewing

Please contact our Jones Potts Taylor Office on 01942 368600
if you wish to arrange a viewing appointment for this property or require further information.

3 2 3

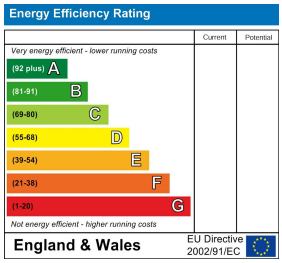
## Floor Plan




## 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.

6-8 Twist Lane, Leigh, Greater Manchester, WN7 4DA
Tel: 01942 368600 Email: hello@jonespottstaylor.co.uk jonespottstaylor.co.uk