

FOR SALE

65, Lorne Street, Whelley , WN1 3JJ

REGAN & HALLWORTH
The Professional Estate & Letting Agents

ESTD
1996



65, Lorne Street, Whelley , WN1 3JJ

Fantastic three bed semi-detached home located in the Whelley area of Wigan.

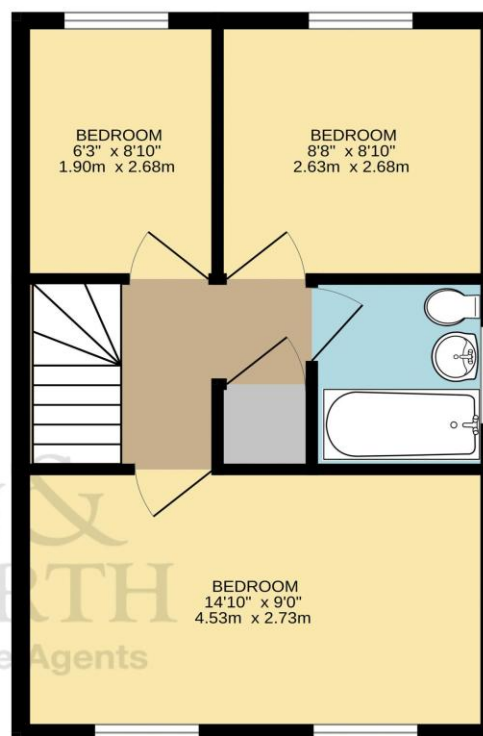
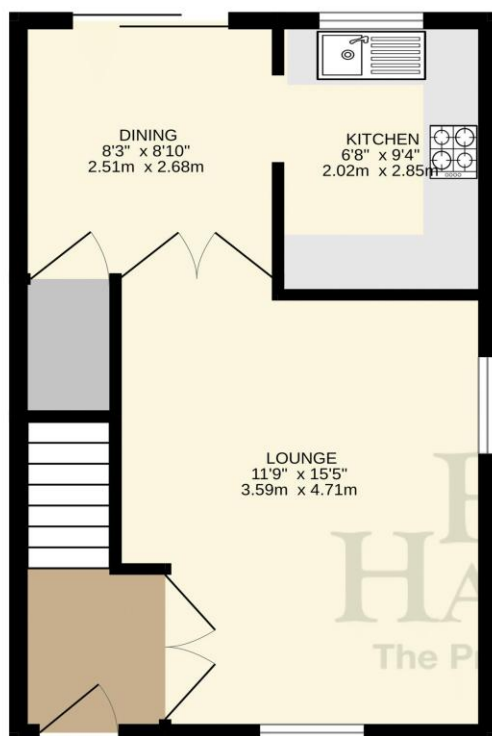


- Superb semi-detached family home
- Modern fitted kitchen with cooker
- Bathroom with shower over bath
- Close to schools and amenities
- Great sized reception rooms
- Three great sized bedrooms
- Gardens and driveway
- 721 SQ. FT.

Now available to let and located in the ever-popular area of Whelley, Wigan, sits this impressive three-bed semi-detached home. Lorne Street has been finished to a good standard throughout, offering spacious accommodation along with a driveway. The property boasts easy access to the town centre with all its amenities, bus and train station. It's also close to several schools for all ages, Haigh Country Park, and motorway links. In brief, the accommodation comprises an entrance hallway, a large formal lounge/sitting room located to the front of the property, a dining room located to the rear with doors leading out onto the gardens, and then a modern and well-equipped fitted kitchen. Up on the first floor, there is a large double bedroom located to the front with a built-in wardrobe, two more good-sized bedrooms located to the rear, and then a modern family bathroom comprising a WC, sink unit, and bath with a shower over. Externally, there is a gated front garden with lawn and a good-sized driveway located to the side. To the rear, there is a private and enclosed garden with a patio. Internal inspection is highly recommended to truly appreciate the property's deceptive size, great finish, and excellent location.







TOTAL FLOOR AREA : 721 sq.ft. (67.0 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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We endeavour to ensure that our sales particulars are accurate and not misleading. We also request that our clients check their own particulars to verify that the information contained within them is correct. However, fixtures, fittings, and appliances have not been tested; therefore, no guarantee can be given that they are in working order. All measurements and land sizes are quoted as approximate.

Tenure - Regan & Hallworth have not had sight of the title documents; therefore, the buyer is advised to obtain verification from their solicitor or surveyor. **Council Tax** - You are advised to contact the local authority for further details. **Wigan:** 01942 244991 | **West Lancashire:** 01695 585258 | **Chorley:** 01257 515151. If there is any point of particular interest to you, please contact us and we will be pleased to check the information for you.



WIGAN OFFICE
10-12 Library Street,
Wigan, WN1 1NN
01942 205555
wigan@reganandhallworth.com

STANDISH OFFICE
8 High Street,
Standish, WN6 0HL
01257 473727
standish@reganandhallworth.com

PARBOLD OFFICE
5-7 Station Road,
Parbold, WN8 7NU
01257 464644
parbold@reganandhallworth.com



@reganhallworth



Regan & Hallworth



@reganandhallworth



@reganhallworth

www.reganandhallworth.com