



Gordon Street, Ince, Wigan



£950 PCM

- Three-Bedroom
- End Terrace
- Close to Town Centre
- Transport Links
- On Street Parking
- Deposit £1096.00
- Close to Local Schools
- Council Tax Band A
- EPC Rating C
- Unfurnished
- Holding Deposit £219.00



This three-bedroom end of terrace house is available ****to let**** in the Ince area of Wigan. Neutrally decorated throughout, it offers a practical layout suited to a range of households. The ground floor provides two reception rooms, allowing flexibility for living and dining arrangements or a home office space, together with a fitted kitchen. Two bathrooms serve the property, supporting comfortable day-to-day living for sharers or families.

The property holds an EPC rating of C, indicating a reasonable level of energy efficiency, and falls within Council Tax Band A, which may help to keep running costs more manageable.

Ince benefits from a range of local amenities, including nearby convenience stores, larger supermarkets and Wigan town centre within easy reach for shopping, leisure and services. Wigan is known for its green spaces, with parks and canalside walks accessible within a short drive or bus journey, providing opportunities for recreation.

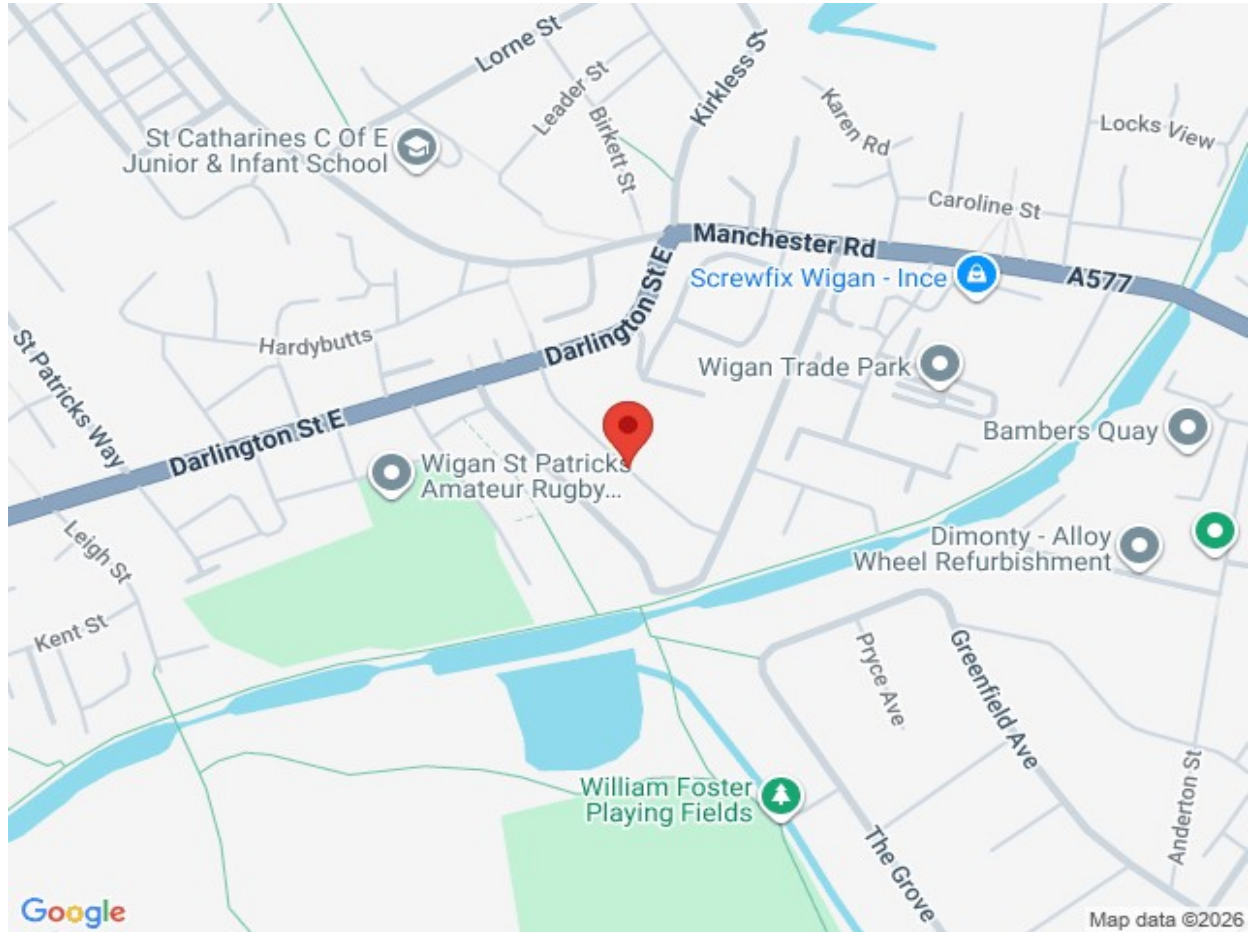
Public transport is well established in the wider Wigan area, with Wigan Wallgate and Wigan North Western stations offering regular services towards Manchester, Liverpool and other North West destinations, with typical journey times to Manchester of around 35–45 minutes and to Liverpool of around 40–50 minutes. Local bus routes connect Ince to Wigan town centre and surrounding districts, supporting commuting and school travel.

For information on broadband or mobile coverage in the area, please visit checker.ofcom.org.uk. Should you require EV charging, we advise that you get clarification as to whether the property can support an EV charger. To know if there is a risk of flood at this property, please visit gov.uk/check-long-term-flood-risk.

We have taken every care to ensure that the particulars listed are accurate; however, this cannot be guaranteed. Therefore, we advise that prior to a viewing, any potential tenants or buyers carry out research on the property and let us know if you have any queries we can help with.







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