jordan fishwick

196 CANSFIELD GROVE WIGAN WN4 9SE

Guide Price £129,950











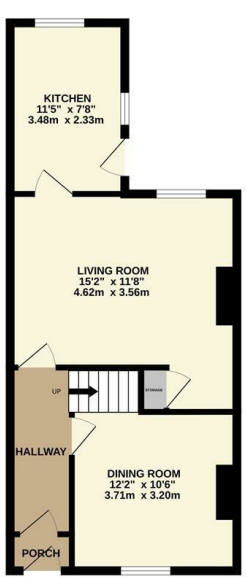
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Ideally situated within easy reach of the town centre, this well presented two bedroom mid terrace property offers an excellent opportunity for a variety of buyers. The property benefits from convenient access to a wide range of local amenities, reputable schools and excellent transport links.
Upon entering, a welcoming entrance hallway with a separate porch leads into the well proportioned accommodation. The ground floor features two spacious reception rooms, offering flexible living and dining spaces to suit a range of lifestyles. To the rear, the modern fitted kitchen is equipped with a range of wall and base units, complementary work surfaces and stylish tiled splashbacks. The first floor comprises two generous double bedrooms, with the second bedroom benefitting from useful built-in storage cupboards. A modern family bathroom completes the accommodation. Externally, the property enjoys a low maintenance, enclosed front garden, predominantly laid to patio and bordered by walls. To the rear is a generously sized garden, offering an excellent space for outdoor dining, entertaining and relaxing. Viewings Essential.

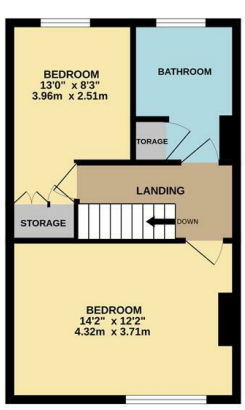




GROUND FLOOR
460 sq.ft. (42.7 sq.m.) approx.



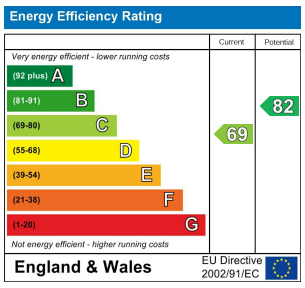
1ST FLOOR
374 sq.ft. (34.8 sq.m.) approx.

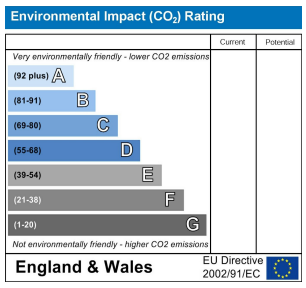


TOTAL FLOOR AREA : 834 sq.ft. (77.5 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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- Two Double Bedrooms
- Modern Kitchen
- Two Reception Areas
- Spacious Rear Garden
- Excellent Location
- Family Bathroom





These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

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