



24 Sandy Lane, Hindley, WN2 4DB

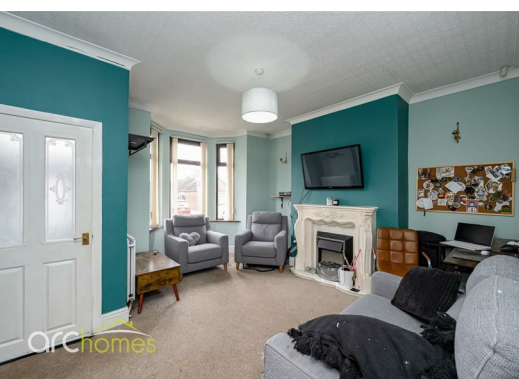
Offers over £140,000

ARC HOMES in Hindley are delighted to offer FOR SALE this spacious bay-fronted terraced property, positioned within a popular location and offered with no onward chain. This property would be ideal for a range of buyers, and early viewing is advised.

Entry is via an entrance vestibule, which leads into the well-proportioned bay-fronted sitting room. To the rear is the fitted kitchen/dining room, which completes the ground floor.

To the first floor are two generous bedrooms and a bathroom. Additionally, there is a converted loft space accessed via ladders from the first floor.

Outside, both the front and rear gardens are enclosed and low maintenance.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC



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