



8 Wigshaw Lane, Culcheth

Offers Over £290,000

Miller Metcalfe
Every step of the way

8 Wigshaw Lane

Culcheth, Warrington

Offered Chain Free

If you're looking for a **move in condition detached bungalow in the heart of Culcheth village**, ideally positioned for local amenities and transport links, this beautifully presented two bedroom property could be just what you're looking for.

The welcoming entrance hallway leads into a **spacious lounge**, complete with a feature fireplace creating a warm and inviting focal point. The property benefits from a **modern fitted kitchen** with a range of wall and base units, electric oven and induction hob with space for a washing machine and fridge freezer. There are **two generously sized double bedrooms**, both benefiting from fitted wardrobes, along with a modern family bathroom comprising a **walk-in shower, WC and wash hand basin**. The loft is fully boarded and carpeted with a window which is the full length of the property giving lots of potential/storage for the new owner.

Externally, the property offers a **private driveway providing off-road parking**, together with a **detached single garage**, ideal for additional storage. To the rear is a **private, enclosed, low-maintenance garden**, featuring a patio area and predominantly graveled sections. The garden provides a blank canvas for the new owner to add colorful pots, plants and shrubs, creating a beautiful outdoor space for the spring and summer months.

Contact our office today to arrange your viewing.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C













Miller Metcalfe - Culcheth

Miller Metcalfe, 441 Warrington Road - WA3 5SJ

01925 762083 • culcheth@millermetcalfe.co.uk • millermetcalfe.co.uk/

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