



£450,000

Ivy Cottage, 24 Alder Lane, Parbold, Wigan, WN8 7NN

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Fazakerley Sharpe are proud to bring to market this stunning property set in the picturesque village of Parbold, Wigan. This charming semi-detached house offers a delightful blend of traditional character and modern convenience. Built in 1900, the property spans an impressive 1,195 square feet and features beautiful oak beams throughout, enhancing its country cottage appeal.

Upon entering, you are greeted by two inviting reception rooms, perfect for both relaxation and entertaining. The lounge boasts a cosy log burner, creating a warm and welcoming atmosphere during the colder months. The ground floor is adorned with stylish tiled flooring, leading to an ideal downstairs shower room and a convenient utility room, making daily living a breeze.

This home comprises two/three bedrooms, providing ample space for family or guests. The property also benefits from a gated entrance, ensuring privacy and security. Outside, you will find a large rear garden, thoughtfully designed to include an outdoor office space, perfect for those who work from home or seek a tranquil retreat.

- Front External
- Hallway
- Dining Room
- Lounge
- Kitchen
- Utility Room
- Downstairs Shower Room
- Stairway
- Master Bedroom
- Second Bedroom
- Double Garage
- Gardens/Parking Space
- Office Space
- Rear Courtyard
- Family Bathroom
- Rear Garden
- Landing
- Entrance To Property

Credit References and Deposit

Prospective tenants will be required to complete a credit referencing application payable whether successful or not. Prior to taking occupation of the property you will be required to pay a deposit of 1½ times the monthly rent, the first months rent in advance and an administration fee.

Directions

