



127, Heath Road, Ashton-In-Makerfield, WN4 9HH

£895 PCM

*David
Davies* *Collection*

**127, Heath Road, Ashton-In-Makerfield,
WN1 9HH**

- EPC: D
 - Council Tax Band: A
 - Fully Modernised & Move-In Ready
 - Spacious Lounge With Feature Fireplace
 - Walking Distance To Ashton Town Centre
- Leasehold
 - Immaculately Presented Two Bedroom Terrace
 - Stylish Modern Kitchen Diner
 - Private Enclosed Rear Yard
 - No Onward Chain & Ideal Investment

Situated on Heath Road in the popular area of Ashton-in-Makerfield, this beautifully presented two-bedroom terraced home is available for let , the property has been thoughtfully modernised throughout and is presented in excellent condition, allowing the new tenants to move straight in and enjoy.

The property is approached via a small front yard, with convenient on-street parking available. Internally, an entrance vestibule leads into a spacious and welcoming lounge, featuring an attractive central fireplace which provides a focal point to the room. The lounge flows through to the rear of the property where you will find the impressive modern kitchen diner.

The kitchen has been stylishly fitted and provides a fantastic practical and sociable space, with ample room for dining and entertaining. The open connection between the lounge and kitchen diner creates a particularly appealing layout for modern everyday living.

To the rear is an enclosed and private yard with enclosed garage , providing a low-maintenance outdoor space ideal for sitting out and enjoying the warmer months.

To the first floor are two well-proportioned bedrooms, together with a contemporary three-piece family bathroom finished in a clean and modern style.

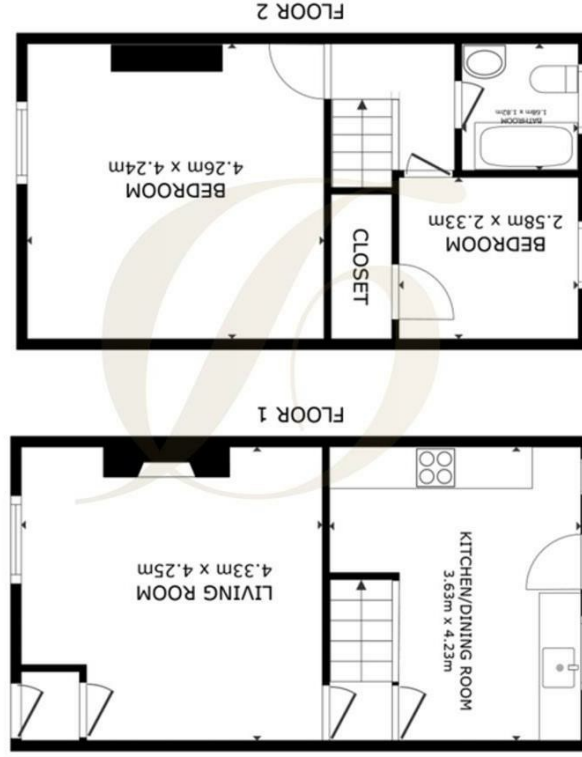
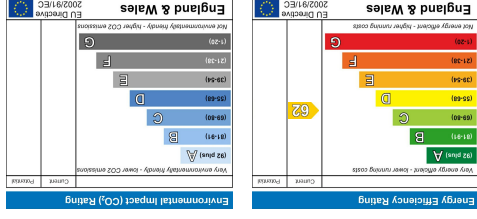
The location is another key feature, with Ashton-in-Makerfield town centre within easy walking distance, providing a wide range of shops, supermarkets, restaurants, cafés and everyday amenities. The property also offers convenient access to local transport links and surrounding areas.

A fantastic move-in-ready home in a convenient location.

EPC: D







Our family owned Independent Estate Agency was established in 1981 and provides a refreshingly professional service. combining traditional values with a modern approach.

David Davies

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