

MORGAN H LEWIS



Asking Price £250,000

Stanstead Close, Wigan WN2 1AJ

- *Three Bedroom Detached Family Home
- *Generous Corner Plot Position
- *Modern Kitchen with Breakfast Bar
- *Downstairs WC & Family Bathroom
- *Large L-Shaped Rear Garden
- *Integral Garage & Block Paved Driveway

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Occupying a generous corner plot within a popular residential area, this well-presented three-bedroom detached home offers spacious accommodation, a larger-than-average garden, and excellent off-road parking, making it an ideal choice for families and those seeking additional outdoor space.

The accommodation begins with an entrance hallway which leads through to the spacious living room. Positioned to the front of the property, the living room offers a welcoming space for everyday family life and benefits from stairs rising to the first floor.

To the rear, the kitchen is fitted with modern grey high-gloss units, marble-effect worktops, and a breakfast bar, providing ample storage and workspace. Filled with natural light, the kitchen enjoys views over the garden and benefits from a door leading directly outside.

Open access leads through to the dining room, creating a practical layout that works equally well for family meals and entertaining. To the first floor, the landing provides access to three well-proportioned bedrooms and a contemporary family bathroom featuring modern tiled walls and flooring.

Externally, the property enjoys a generous L-shaped rear garden thanks to its corner plot position. Mainly laid to lawn with mature planted borders, the garden also features a stoned seating area and a custom-built dining space, offering plenty of room for outdoor entertaining, children's play, or simply relaxing during the warmer months.

To the front, a block-paved driveway provides ample off-road parking and leads to the integral garage, which offers useful storage space and additional practicality.

Conveniently located close to local schools, shops, amenities, and transport links, this attractive detached home combines comfortable living space with a generous outdoor plot in a sought-after residential location.

Early viewing is recommended to appreciate the accommodation, garden space, and corner plot position on offer.

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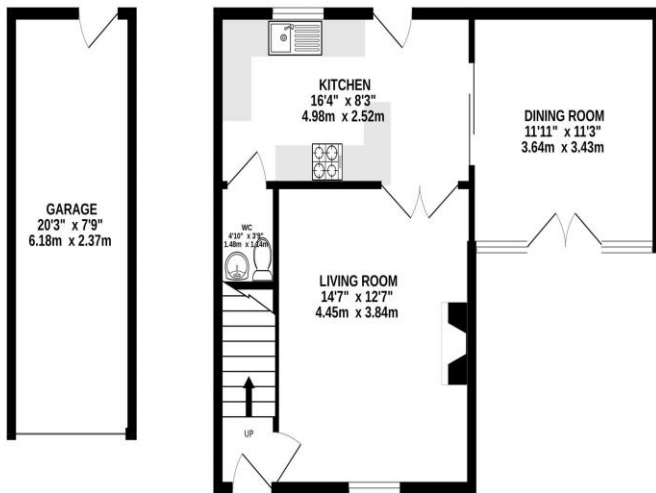


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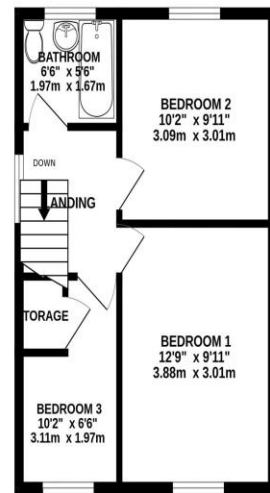


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GROUND FLOOR
659 sq.ft. (61.2 sq.m.) approx.



1ST FLOOR
374 sq.ft. (34.7 sq.m.) approx.



TOTAL FLOOR AREA : 1033 sq.ft. (96.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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