



5 Ancroft Drive, Hindley, WN2 3ST

Offers over £180,000

ARC HOMES in Hindley are delighted to offer FOR SALE this gorgeous modern mid-mews property, ideally positioned in a sought-after and quiet location. This beautiful home is well presented throughout and would appeal to a wide range of buyers. The accommodation comprises an entrance hallway leading to a convenient downstairs cloakroom. The well-proportioned sitting room is located to the front of the property, while to the rear is a stunning modern kitchen/dining room with access opening onto the rear garden. To the first floor are two generous bedrooms and a stylish contemporary bathroom. Externally, the open-plan front garden provides ample off-road parking, while the enclosed rear garden is beautifully maintained and offers generous outdoor space.



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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