



792, Ormskirk Road, Wigan, WN5 8AX

£950 PCM

*David
Davies* **D** *Collection*



792, Ormskirk Road, Wigan, WN5 8AX

- EPC: D
- Council Tax Band: A
- Holding Deposit Fee: TBC
- Three Bedroom Terraced
- Popular Location
- Two Spacious Reception Rooms
- Two Bathrooms
- Parking To The Rear
- Modern Kitchen
- Available Now

Situated on the ever-popular Ormskirk Road, this three-bedroom terraced home offers generous living space, making it ideal for professional tenants and families alike. The property is conveniently located within walking distance of a range of local shops, amenities, and schools, and benefits from easy access to the M6 and M58 motorways.

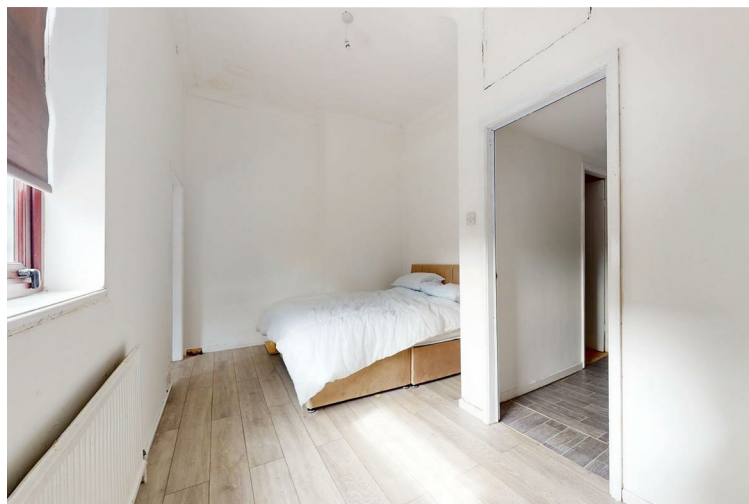
Please note all items will be removed from the property before move in and the beds can be kept if needed.

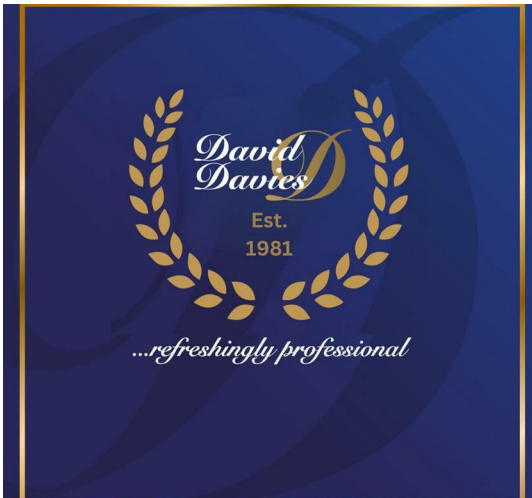
Internally, the accommodation is arranged over two floors and briefly comprises a welcoming entrance hallway, a spacious open-plan living room through dining room, a modern fitted kitchen with utility area, and a family bathroom to the ground floor.

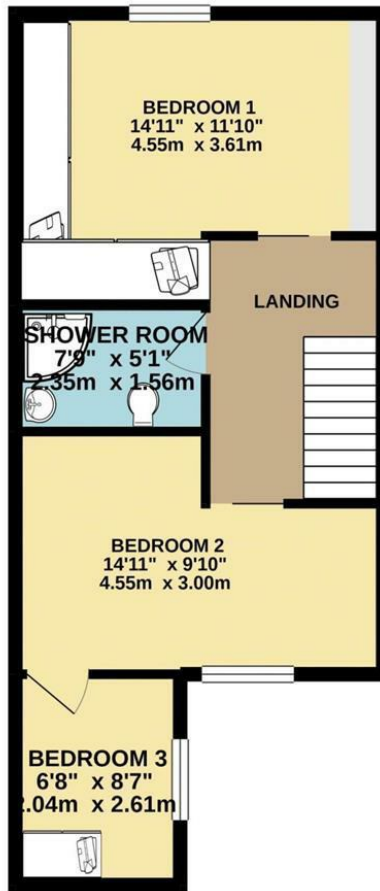
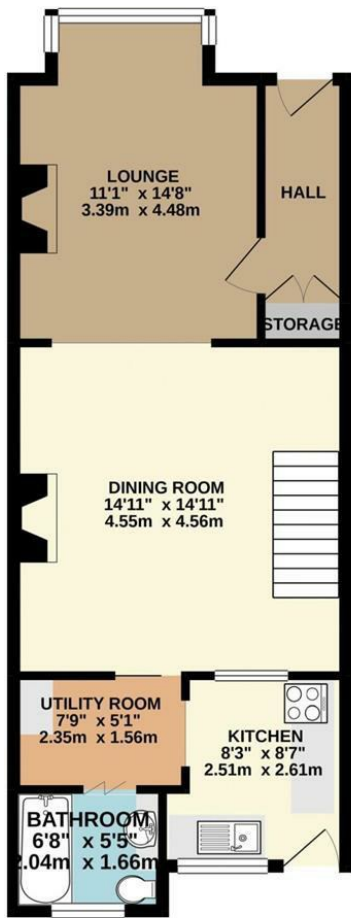
To the first floor, the landing provides access to two double bedrooms — with the master benefiting from fitted wardrobes and access to a further single bedroom. The first floor is completed by the family shower room.

Externally, the property features a low-maintenance, south-facing rear yard with off-road parking available. To the front is a low-maintenance garden. Early viewing is highly recommended to avoid disappointment.

EPC: D







TOTAL FLOOR AREA: 1018 sq.ft. (94.6 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.
 Made with Metropix ©2021



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

David Paul David

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			
		55	76
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	