



12 Plantation Gates

Whelley, Wigan, WN1 3UP

Offers Over £279,995



Sapphire Homes are delighted to present for sale this 2 bedroom detached true bungalow situated in a quiet, popular residential location which is also situated close to local schools, amenities and transport links as well as a short drive to Wigan Town Centre as well as the M61. The property is also a brief walk from Haigh Hall Country Park and the Leeds Liverpool Canal for those who enjoy walking. In brief the accommodation comprises of entrance hallway leading to lounge to the front elevation, dining room and there is a fitted kitchen with access to side elevation. The dining room also provides access to a conservatory to the rear elevation. To complete the accommodation the hallway provides access to two double bedrooms with the master benefitting from fitted robes and a family bathroom with four piece suite in white with shower and separate bath. The property is warmed by Gas Central Heating and also benefits from a tasteful décor and UPVC double glazing throughout. Externally there are low maintenance gardens to front, side and rear which are low and there is a double garage. Early viewing is highly recommended to appreciate in full and the property which is offered to market with no onward chain.



GROUND FLOOR

Entrance / Hallway

Lounge

Dining Room

Kitchen

Conservatory

Bedroom 1

Bedroom 2

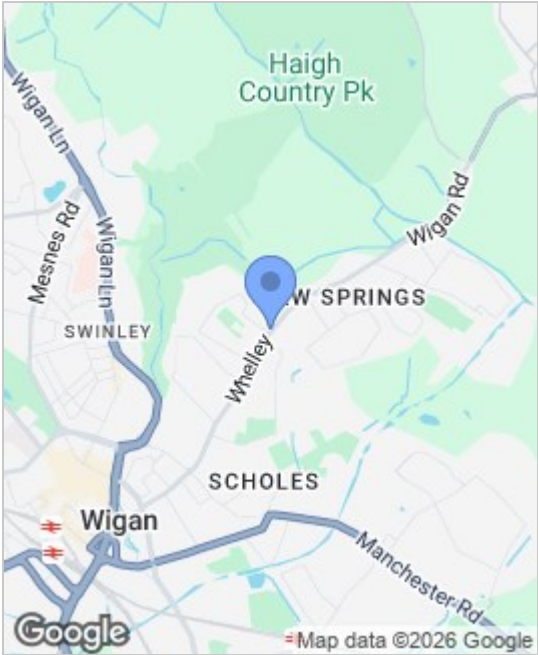
Bathroom

EXTERNAL

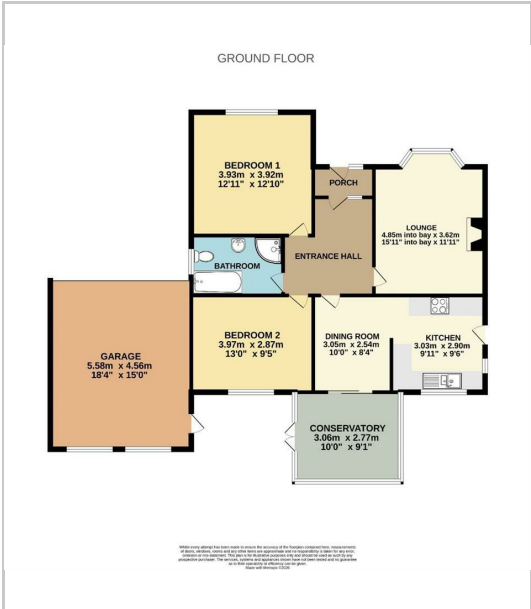
Garden

Double Garage

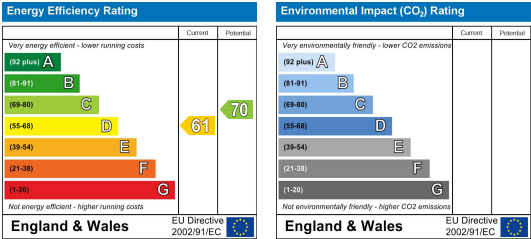
Area Map



Floor Plans



Energy Efficiency Graph



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