



## 10 Windermere Street

, Wigan, WN1 3NW

**Asking Price £110,000**



Sapphire Homes are pleased to offer For Sale this well maintained two bedroom end terraced house situated on a residential street in Whelley, which is perfectly positioned for local amenities, town centre transport links and local schools. The accommodation briefly comprises of entrance / vestibule, lounge and to the rear elevation there is a modern fitted kitchen / dining room with door leading to the rear garden. To the first floor the landing area provides access to two bedrooms and there is a modern family bathroom with three piece shower suite in white. The property is warmed by Gas Central Heating and also benefits from UPVC double glazing and a tasteful decor. Externally the property is pavement fronted on a quiet street and to the rear is a small patio area with rear gated access. Early internal viewings are highly recommended to appreciate in full and is perfectly suited for 1st time buyer or buy to let investor. Offered to market with No Upward Chain.



## GROUND FLOOR

Entrance / Vestibule

Lounge

Kitchen / Diner

## FIRST FLOOR

Landing

Bedroom 1

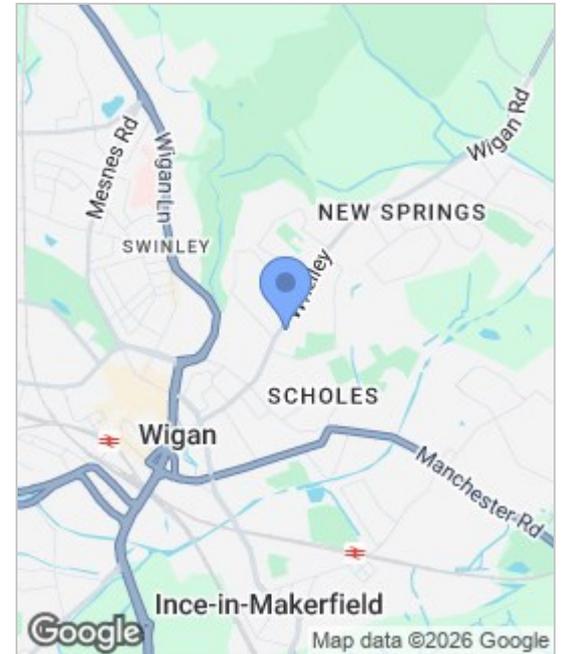
Bedroom 2

Bathroom

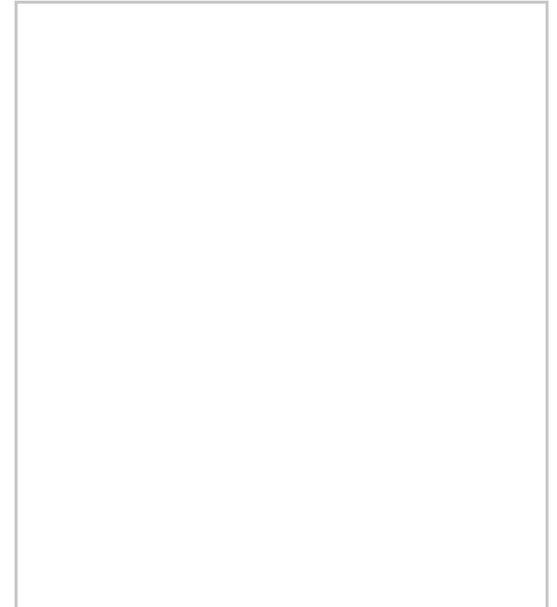
## EXTERNAL

Rear Garden

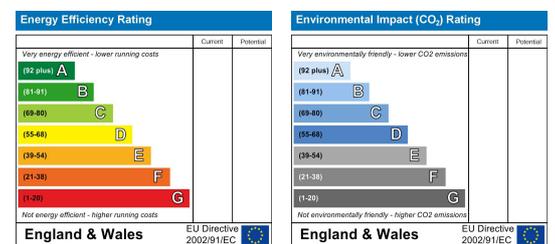
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on the representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in relation to the property.

