



## Flat 12 Woodlands Hall, Balcarres Avenue

Whelley, Wigan, WN1 3UN

**Offers Over £89,995**



It is with great pleasure that we can offer For Sale this spacious two bedroom second floor apartment in popular residential location that has had new flooring and decor refreshed and boasts spacious and comfortable living that would be ideal for professional, couple or small family. The accommodation briefly comprises of entrance hallway leading to spacious lounge, fully fitted kitchen with built in fridge / freezer, family bathroom with shower over bath and two good sized bedrooms - master with ensuite shower room and built in wardrobes. To the rear of the apartment block is a private enclosed secure car park, in which each apartment is allocated with one parking space. Viewing is highly recommended to appreciate in full. No Upward Chain.



FIRST FLOOR

- Entrance / Hallway
- Lounge
- Kitchen / Diner
- Master Bedroom
- Ensuite
- Bedroom 2
- Bathroom

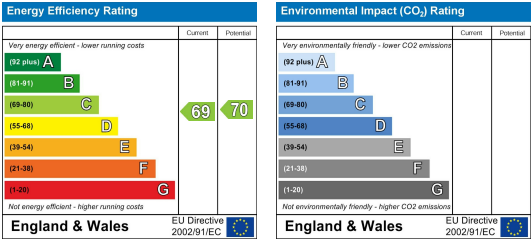
Area Map



Floor Plans



Energy Efficiency Graph



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