



## 259 Darlington Street East

, Wigan, WN1 3EA

**£375 PCM**



**\*\*\*EN-SUITE BEDROOM\*\*\* \*\*MUST VIEW\*\* \*\*\*\*BILLS INCLUDED - COUNCIL TAX, GAS, ELECTRICITY, WATER, HIGH SPEED WIFI\*\*** It is with pleasure that Sapphire Homes are in a position to offer a choice of 4 en-suite bedrooms in a stunning HMO conversion. The property is close to the heart of Wigan town centre as well as local amenities and transport links. The property is Fully furnished throughout all with brand new furnishing and fixtures and all bills are included in the rental figure. Beautiful large open plan communal lounge, luxury modern fitted kitchen / diner help to compliment each bedroom / en-suite which has a secure lock on their door, carpeted flooring throughout, tasteful decor and excellent furnishings. Externally the property has a garden area to side elevation and the rear and this property would suit professional and early internal viewings are highly recommended to appreciate in full. No Pets. No Smokers.



GROUND FLOOR

- Entrance / Hallway
- Lounge / Kitchen / Diner
- Utility Room
- Bedroom 1

FIRST FLOOR

- Landing
- Bedroom 2
- Bedroom 3
- Bedroom 4

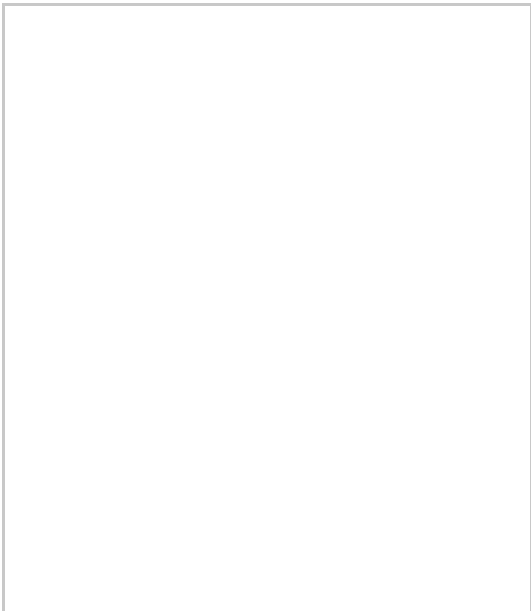
EXTERNAL

- Rear / Side Garden

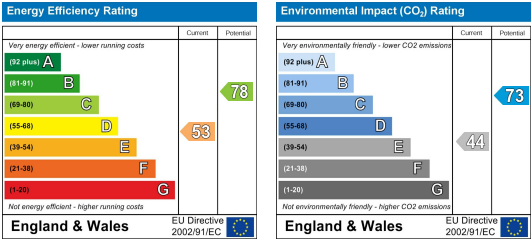
Area Map



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 firms employment has the authority to make or give any representation or warranty in relation to the property.

