



975 Atherton Road

Hindley Green, Wigan, WN2 4TA

Offers Over £115,000



Sapphire Homes are delighted to offer For Sale this well presented two bedroom mid terraced house offering close proximity to local schools, transport links and also within walking distance of local amenities and short walk to Hindley town centre. The property is well maintained throughout and briefly comprises of porch, leading to a generous lounge with modern fire and surround and to the rear elevation there is a kitchen / dining room with door leading to the rear garden. To the first floor the landing provides access to two good sized bedrooms and a family bathroom with modern three piece suite in white with shower over bath. The property is warmed by gas central heating and also benefits from wooden double glazed windows and a modern tasteful décor. Externally there is a low maintenance garden to the front elevation and to the rear is an enclosed garden with patio area, lawn and detached garage which offers excellent storage or potential off road parking. Early internal viewings are highly recommended to appreciate this property in full which is perfectly suited to a 1st time buyer or investor.



GROUND FLOOR

Porch

Lounge 14'7" x 14'0" (4.45m x 4.29m)

Kitchen / Diner 14'6" x 9'6" (4.42m x 2.90m)

FIRST FLOOR

Landing

Bedroom 1 14'7 x 9'6 (4.45m x 2.90m)

Bedroom 2 15'1" x 7'1" (4.62m x 2.16m)

Bathroom 9'3" x 7'1" (2.84m x 2.18m)

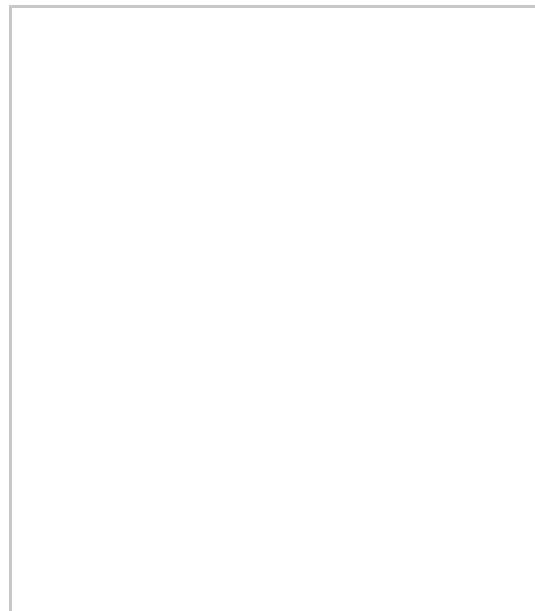
EXTERNAL

Rear Garden

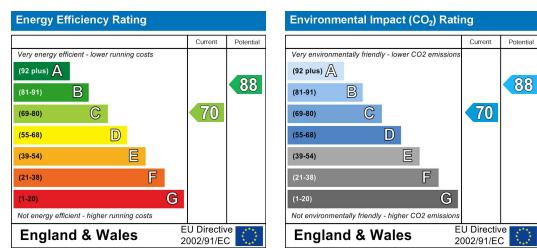
Area Map



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 them as containing representations 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 respect of this property.

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