



## 95 Gidlow Lane

Springfield, Wigan, WN6 7DY

**£950 Per Month**



Sapphire Homes are pleased to be able to offer To Let this immaculately presented three bedroom mid terraced property which is deceptively spacious throughout and is located in popular residential situated close to local schools, amenities, transport links and a short walk to the town centre and Mesnes Park. The accommodation has been finished to a high standard and briefly comprising of entrance / hallway leading to a spacious lounge to the front elevation, reception 2 / dining room, newly fitted modern kitchen with access to the bathroom to the rear elevation. To the first floor there are three good sized bedrooms and a further bathroom with three piece shower suite in white. The property is warmed by gas central heating and also benefits from double glazing and a modern neutral decor. Externally there a low maintenance gardens to the front and rear. This property would make a wonderful family home or also ideal for professional / couple and is ready for immediate occupancy. Internal viewings are highly recommended to appreciate in full. No Smoking.



## GROUND FLOOR

Entrance / Hallway

Lounge

Reception 2

Kitchen

Bathroom

## FIRST FLOOR

Landing

Master Bedroom

Bedroom 2

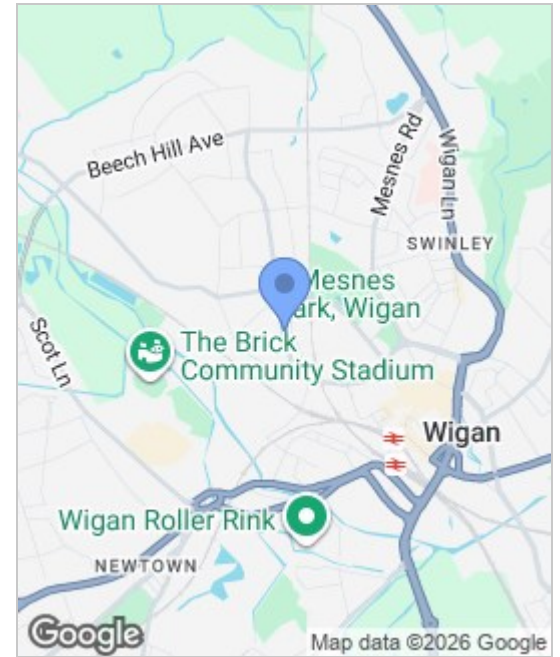
Bedroom 3

Bathroom 2

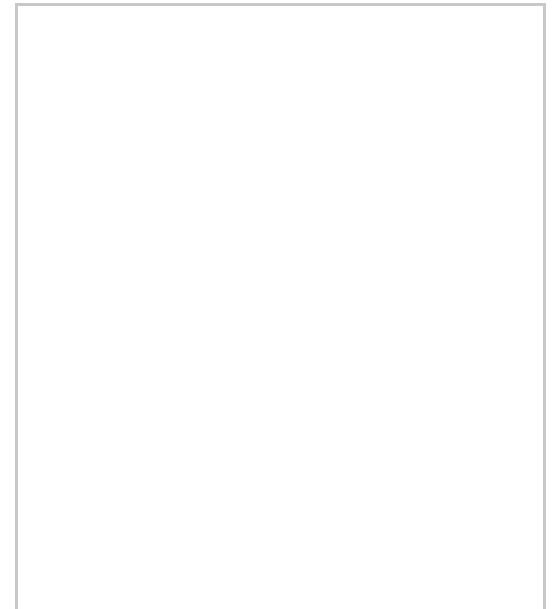
## EXTERNAL

Rear Garden

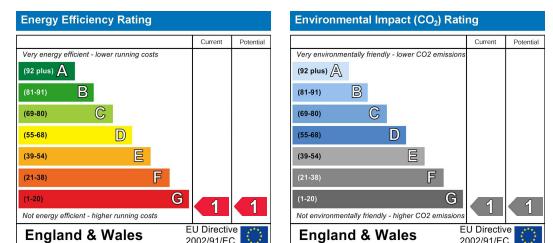
## Area Map



## 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 these particulars as a 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.

