



1 Knowles Avenue

Goose Green, Wigan, WN3 6QY

Price £135,000



Sapphire Homes are delighted to be in a position to offer For Sale this wonderfully presented two bedroom end terraced house situated in the popular residential area of Goose Green and offering close proximity to local amenities, schools and transport links including a short drive to Junction 25 of the M6 Motorway. The accommodation briefly comprises of entrance / vestibule, generous lounge with modern fire and surround to the front elevation and to the rear there is a modern fitted kitchen / dining room with integrated appliances and door leading to the rear garden. To the first floor the landing provides access to two double bedrooms and there is a stunning family bathroom with three piece suite in white with shower over bath. The property also benefits from being warmed by gas central heating, has UPVC double glazing throughout as well as a modern and tasteful décor. Externally to the rear elevation there is a low maintenance garden with perimeter fencing, Indian stone patio and an artificial lawn. This property is suited to professional, couple or small family and early internal viewings are highly recommended to appreciate this property in full.



GROUND FLOOR

Entrance / Vestibule

Lounge

Kitchen / Diner

FIRST FLOOR

Landing

Bedroom 1

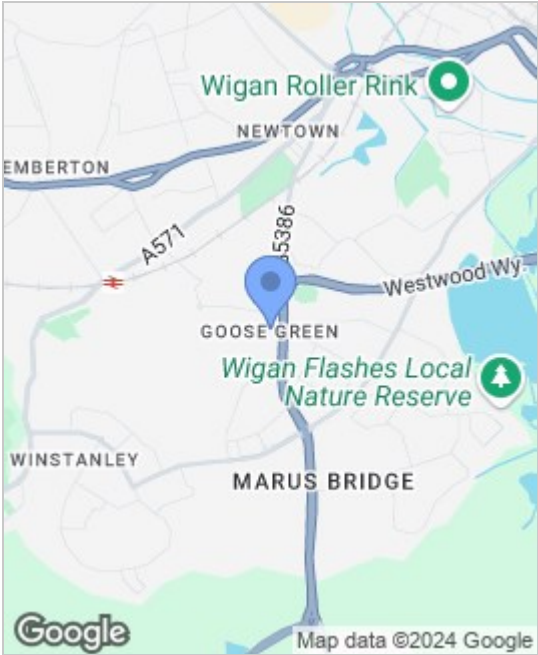
Bedroom 2

Bathroom

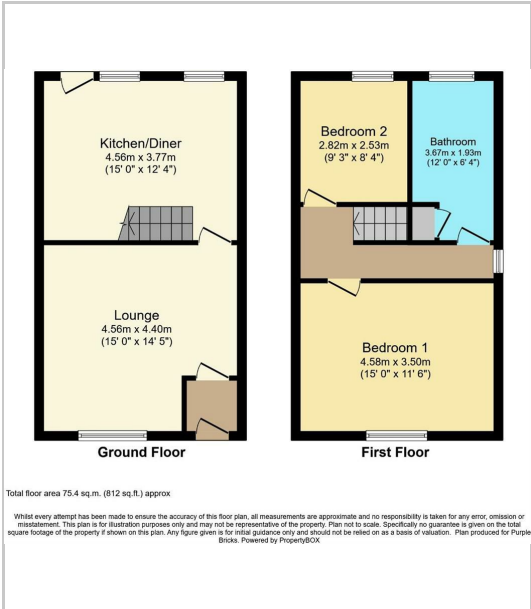
EXTERNAL

Rear Garden

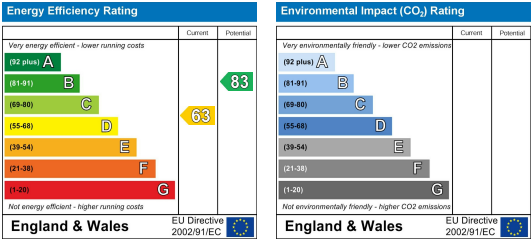
Area Map



Floor Plans



Energy Efficiency Graph



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