



## Room 3, 30 Brewery Lane

, Leigh, WN7 2RJ

**£135 Per Week**



**\*\*\*ALL BILLS INCLUDED\*\*\* \*\*\* ENSUITE STUDIO \*\*\* \*\*\*MUST VIEW\*\*\* \*\*\*INCLUDES COUNCIL TAX, GAS, ELECTRICITY, WATER, WIFI\*\*\* It is with pleasure that sapphire homes are in a position to offer this First Floor Part Furnished Studio in a shared house in the heart of Leigh close to the town centre and transport links. There are six studio / flats in total (all with en-suites) in the property and range upwards in size and prize. The property is offered unfurnished throughout all with a high standard finish and fixtures. All bills are included in the rental figure. Communal kitchen / laundry facility. Each studio / flat has a secure lock on their door, carpeted flooring throughout and small kitchenette area with units, sink and integrated fridge. Would suit professional and early internal viewings are highly recommended to appreciate in full. No Pets. No Smokers.**



## GROUND FLOOR

Entrance / Hallway

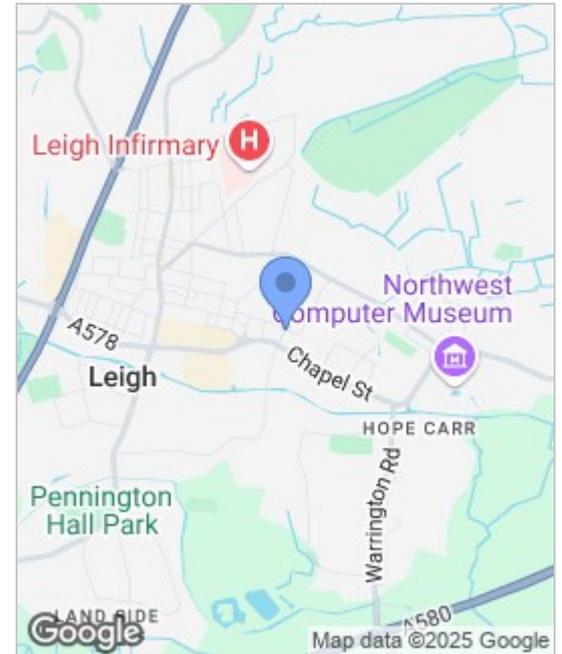
Studio 3

Communal Kitchen / Laundry

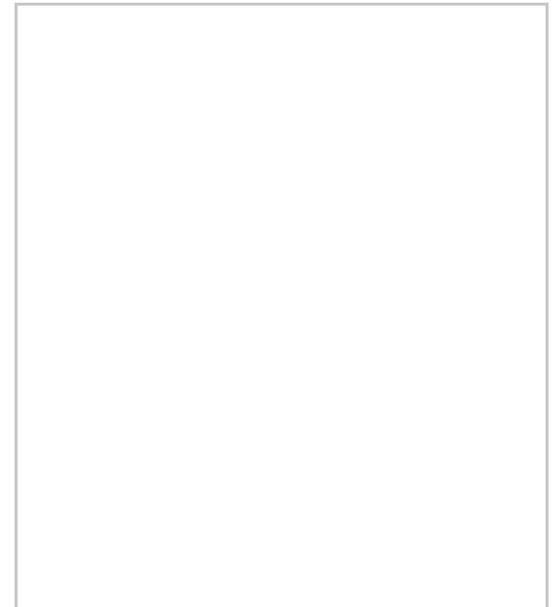
## EXTERNAL

Rear Garden

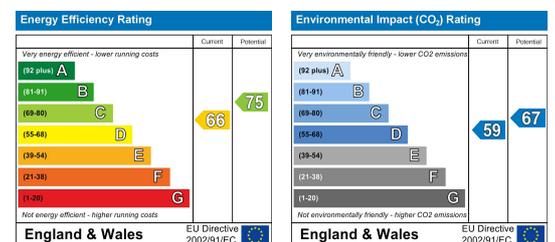
## Area Map



## 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 the 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.

