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81 Chestnut Road, Wigan, WN1 3XH
Offers in excess of £145,000

A well-proportioned three-bedroom semi-detached home offering approximately 678 sq ft of accommodation. The property features a generous lounge, separate fitted kitchen, ground-floor bathroom and three first-floor bedrooms, making it an ideal choice for first-time buyers, families or investors.

The ground floor comprises an entrance porch leading into a spacious lounge, a fitted kitchen and rear porch, with a family bathroom located to the rear. Upstairs are three bedrooms, including two comfortable doubles and a versatile third bedroom suitable for a dressing room, nursery or home office.

Situated in an established residential area of Wigan, the property is conveniently positioned for local shops, schools and transport links, with Wigan town centre and both major railway stations within easy reach.





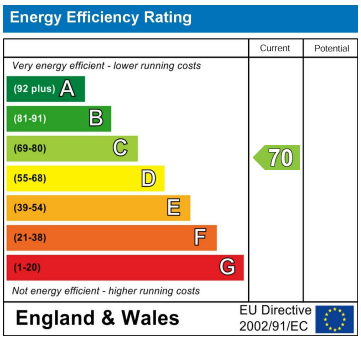


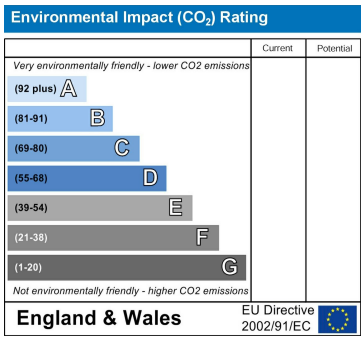
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2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.
3. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.
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Section 21

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