REDMAN CASEY ESTATE AGENTS

Flat 2 Mortimer House Chorley New Road, Horwich, Bolton, BL6 5QE

Offers Around £120,000

Well presented two bedroom ground floor apartment located in a superb location in the heart of Horwich town centre. Close to local amenities, shops, and transport links. This spacious apartment has been modernised to a very high standard and is sold with the added benefit of vacant possession and no onward chain, dedicated parking space in a secure gated parking area. Viewing is highly recommended to appreciate all that is on offer.

- Ground Floor Appartment
- Vacant Possession
- Secure Parking
- Council Tax Band A
- Two Bedroom
- No Chain
- Modernised
- Awaiting EPC

69 Winter Hey Lane Horwich Bolton Greater Manchester BL6 7NT
Tel: 01204 329990 | Fax: | Email: sales@redmancasey.co.uk
www.redmancasey.co.uk

Superbly presented ground floor apartment situated in a very popular residential location in the heart of Horwich, close to local shops, amenities, transport links and easy access to Rivington. The property comprises:- Entrance hall, two bedrooms and a bathroom, large kitchen diner lounge. To the outside there is a secure parking area with a dedicated parking space. The property benefits from being on the ground floor, fully double glazed, electric heating, remote entry system and is sold with vacant possession and no onward chain. Viewing is highly recommended to appreciate all that is on offer.

Entrance Hall
Entrance door, electric storage heater:

Inner Hallway
Open plan to Kitchen/Diner/Lounge, door to Storage cupboard.

Kitchen/Diner/Lounge 16'7" x 16'1" (5.05m x 4.90m)
UPVC double glazed window to side, uPVC double glazed window to front. Electric hob fitted electric fan assisted oven, fitted range of cupboards, drawers. under lighting sink unit with single drainer. tiled splashbacks. Electric storage heaters.

Bedroom 1 10'5" x 14'0" (3.18m x 4.27m)
UPVC double glazed window to side, door to electric storage heater.:

Bedroom 2 6'10" x 11'0" (2.08m x 3.36m)
UPVC double glazed window to side electric storage heater..

Bathroom
UPVC double glazed window to side.

Bathroom
UPVC double glazed window to side. ceramic tiling to all walls, shower cubicle, pedestal sink, low level W.C. heated towel rail.

Inner Hallway
Open plan to Kitchen/Diner/Lounge, door to Storage cupboard.

Outside
Private secure gated parking area with dedicated parking space and visitor parking.

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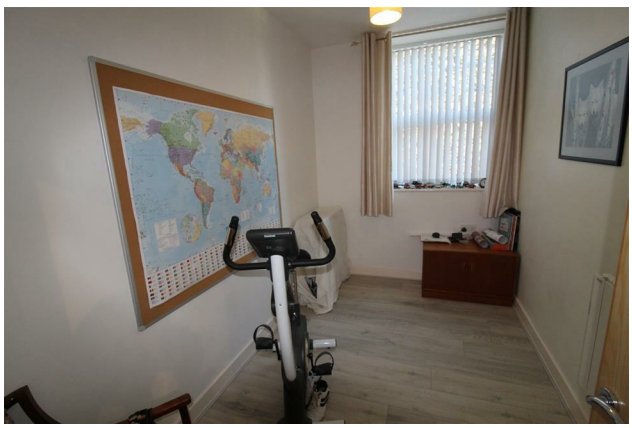

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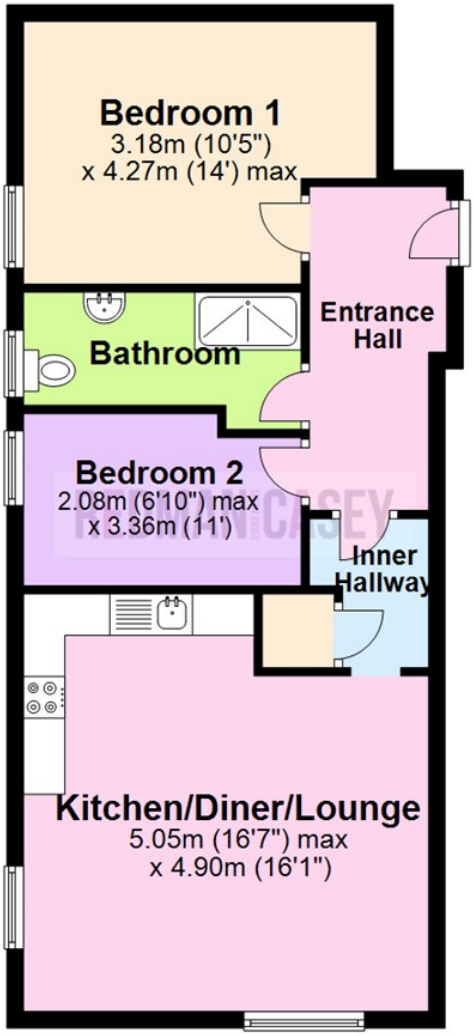
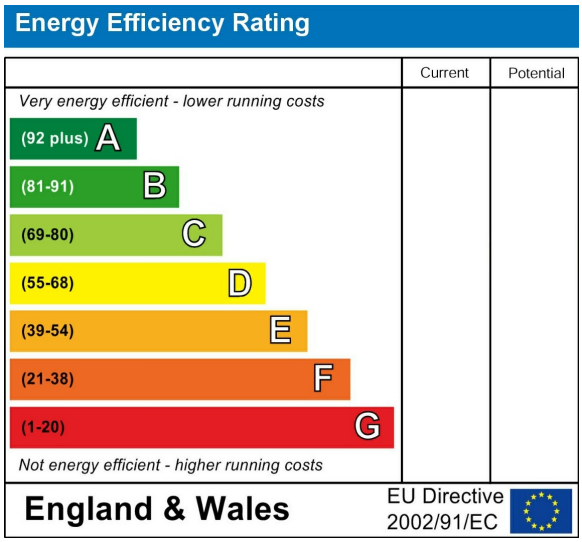
Ground Floor

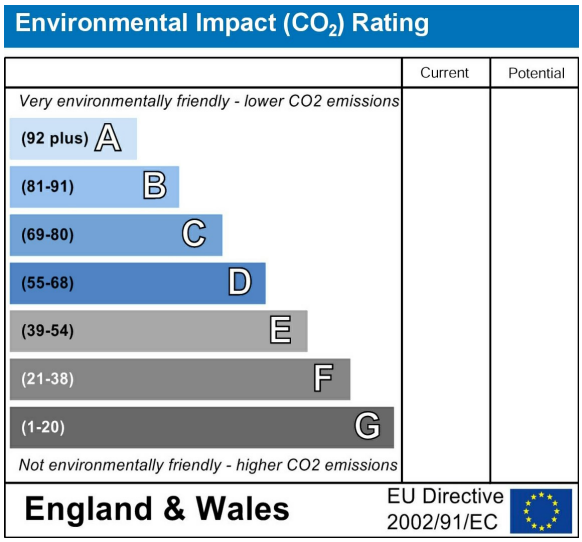
Approx. 57.7 sq. metres (621.4 sq. feet)



Total area: approx. 57.7 sq. metres (621.4 sq. feet)

The information provided in this brochure has been approved by the vendor, however they do not represent any form of contract and it must not be assumed that they are a final detail of what is being left in the property. The floor plans provided are a representation only and must not be relied upon for exact measurements. Please note,we have not tested any appliances or services and do not imply any warranty or guarantee unless specifically mentioned.
Plan produced using PlanUp.





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