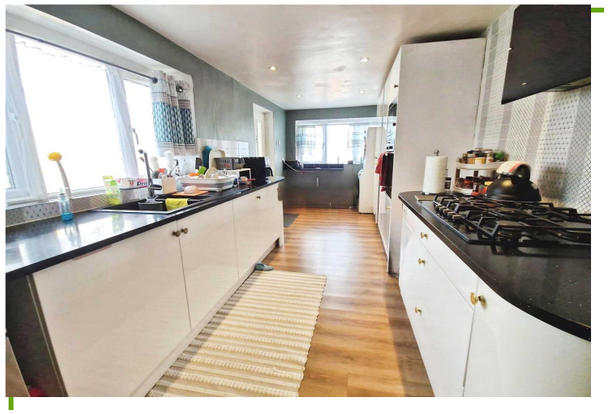
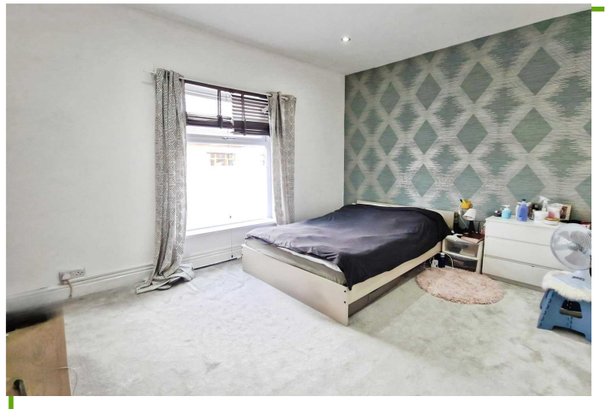
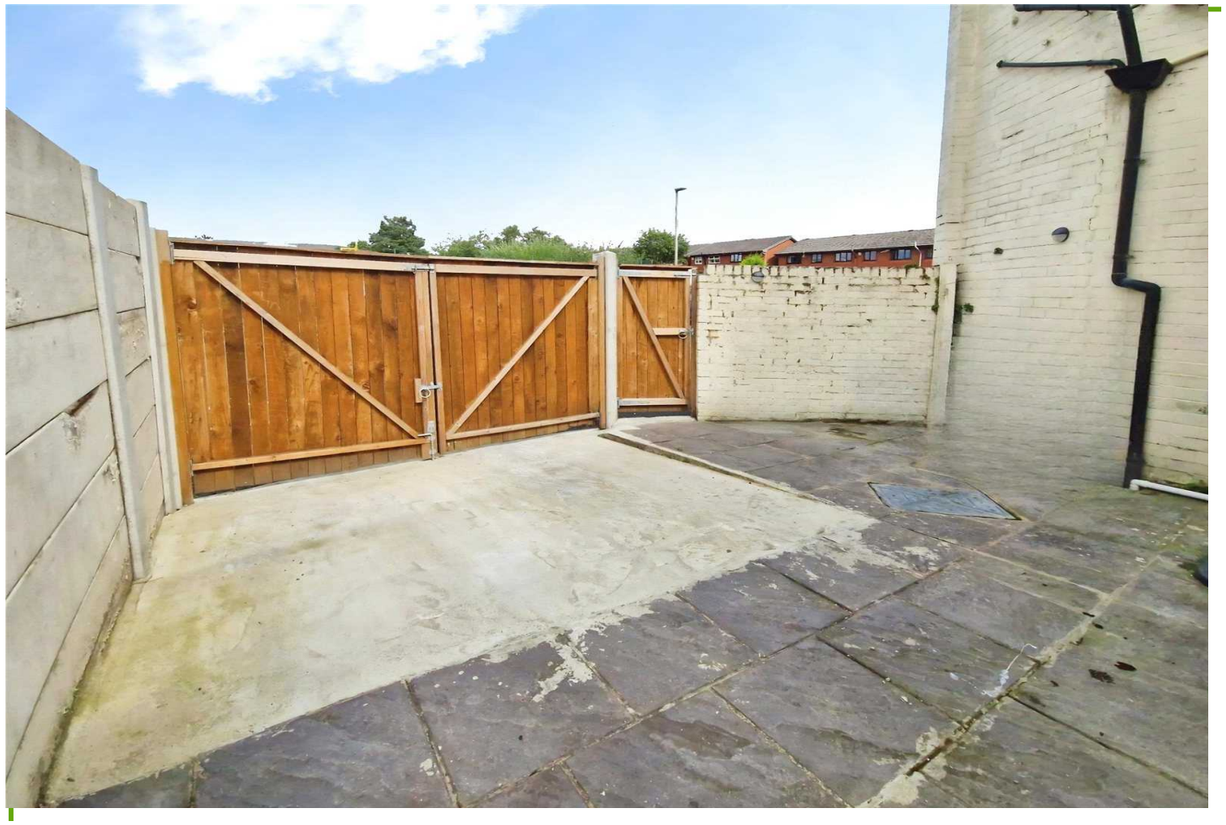
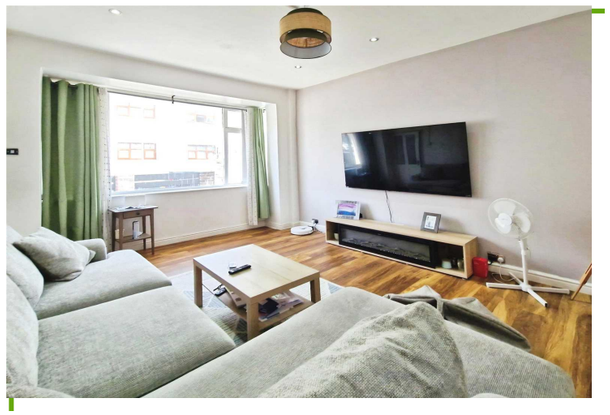
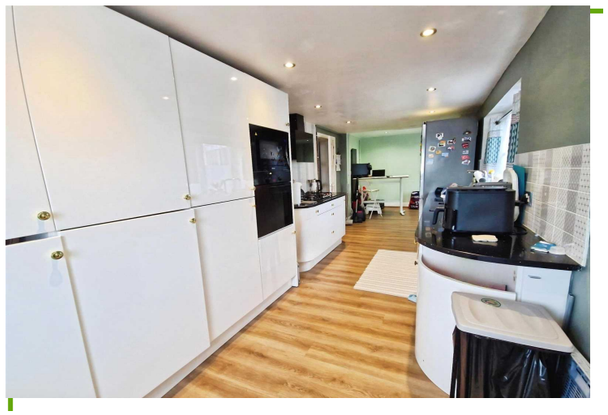


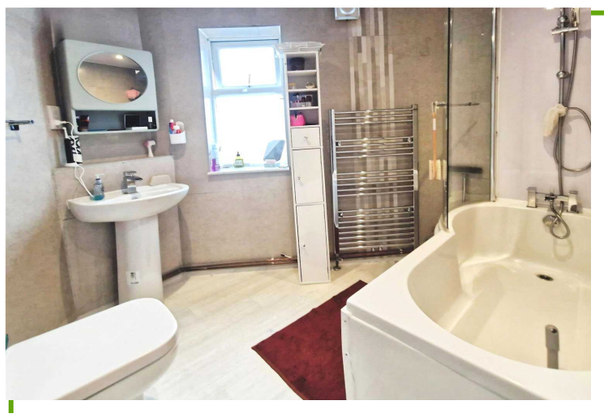


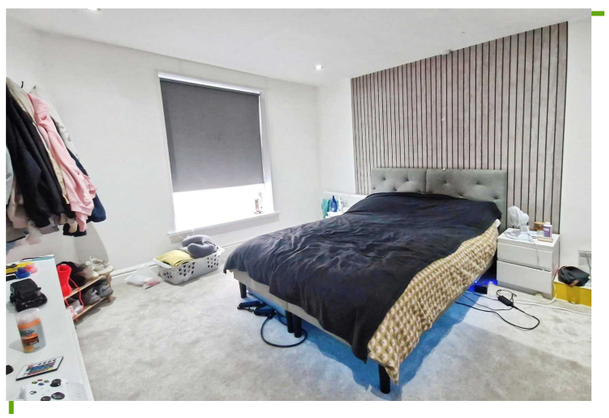












Wesley Street, Atherton,
Manchester, Greater Manchester,
M46

Asking Price: £220,000

Tenure: Freehold

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Wesley Street, Atherton, Manchester, Greater Manchester, M46

Asking Price: £220,000 Tenure: Freehold

Council Tax Band: A
EPC Rating: TBC
Local Authority: Wigan Borough Council

Other important information which you will need to know about this property can be found at your-move.co.uk

Detached This truly unique detached property has been recently refurbished to a high standard by the current owner and has off road parking at the rear! Offering incredible size rooms throughout, including two fantastic size reception rooms and a kitchen diner, this property would suite both large families or investors looking for development potential into a HMO or nursery (STPP)!

The property consists of an entrance hall spacious front lounge, a separate additional reception room...

Hall

Lounge
15'5" x 14'5" (4.7m x 4.4m)
Spacious lounge with window facing the front, laminate flooring access to the kitchen diner.

Dining Room / Bedroom Four
14'5" x 11'2" (4.4m x 3.4m)
Currently used as an additional double bedroom with window facing the front.

Utility
7'7" x 5'11" (2.3m x 1.8m)
Window facing the side, plumbing for washer /dryer and worksurface.

Kitchen Diner
27'11" x 7'7" (8.5m x 2.3m)
Modern fitted kitchen diner with French doors out to the rear courtyard. Modern worksurfaces with breakfast bar, integrated oven and hob and sink. Window facing the front.

Landing

Bedroom One
12'2" x 11'2" (3.7m x 3.4m)
Double bedroom with window facing the front and access to storage over the stairs.

Bedroom Two
11'2" x 11'2" (3.4m x 3.4m)
Double bedroom with window facing the front.

Bedroom Three
11'6" x 8'6" (3.5m x 2.6m)
Great size third bedroom with window facing the side.

Family Bathroom
8'2" x 6'3" (2.5m x 1.9m)
Recently fitted family bathroom with a three-piece suite consisting of a bath. WC and hand wash-basin.

External Front
Front yard.

External Rear
Paved courtyard with double gates to the side providing vehicle access.

Tenure
Freehold

EPC Rating
E

Council Tax Band
A

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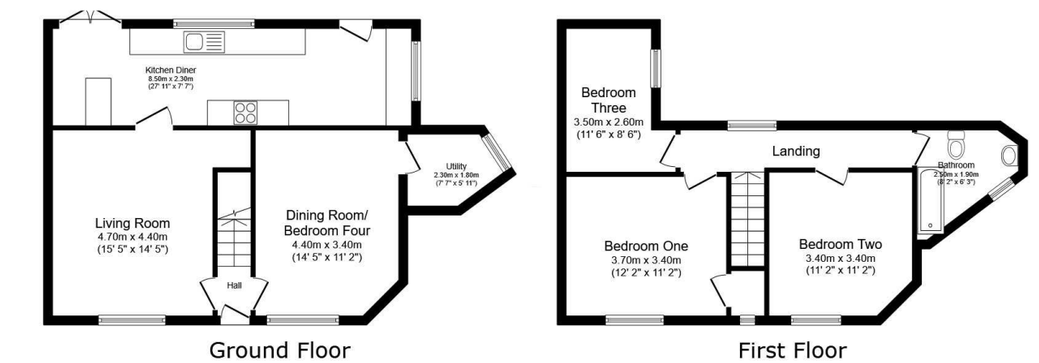
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We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Your Move.

All measurements are approximate and have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause: measurements are approximate. Not to Scale. For illustrative purposes only.

For full EPC please contact the branch.



Total floor area: 104.9 sq.m. (1,129 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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