



JONES POTTS TAYLOR



339 Warrington Road

Abram, Wigan, WN2 5RJ

£130,000

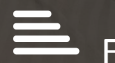
JonesPottsTaylor are pleased to present FOR SALE this two storey double extended, three bedroom mid-terrace property featuring an additional loft room. Situated in the popular residential location of Abram in Wigan, close to transport and network links, schools, shops and amenities. The property briefly comprises of; entrance vestibule, hallway, living room, dining room benefitting from French doors leading to the rear garden, a separate galley style kitchen and a downstairs bathroom with three piece suite. To the first floor are two double bedrooms and a single bedroom with ensuite shower room. A set of ladders allow access to an additional loft room which has been designed to be a functional room with Velux window. Outside to the front is an enclosed two tier garden whilst to the rear is a low maintenance garden and a potential off road parking space.

Viewings are highly recommended to appreciate the property growth potential and investment opportunity.

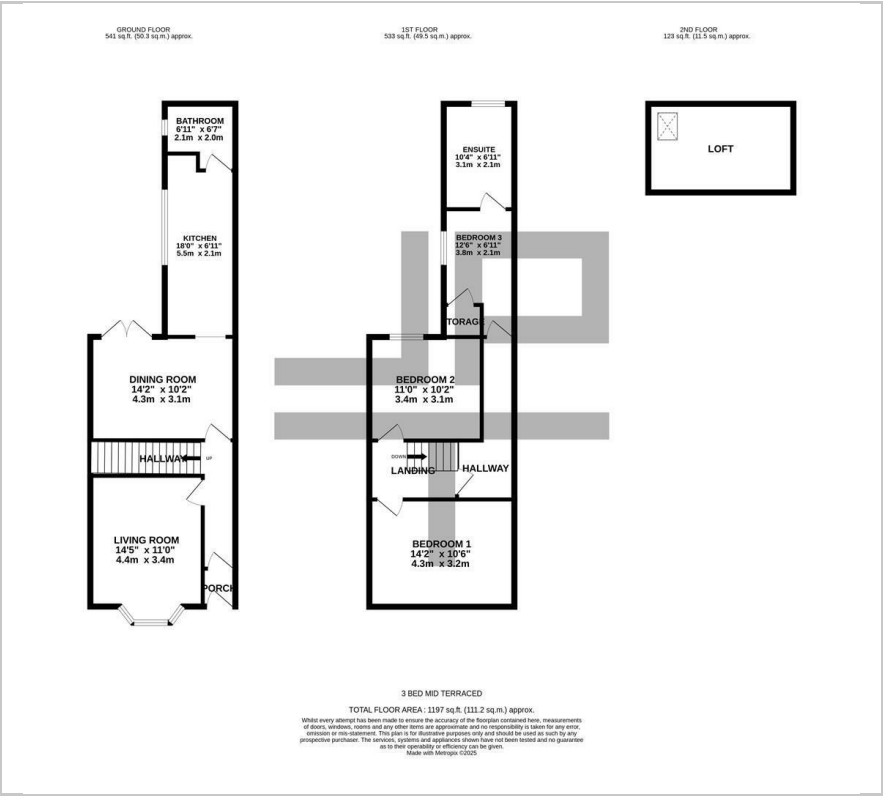
- Potential Investment Opportunity
- Two Storey Double Extended Plot
- Two Reception Rooms
- Additional Converted Loft Room
- Two Bathrooms
- Off Road Parking At Rear

Viewing

Please contact our Jones Potts Taylor Office on 01942 368600 if you wish to arrange a viewing appointment for this property or require further information.



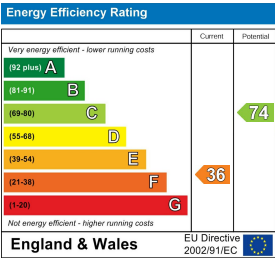
Floor Plan



Area Map



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 them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.