

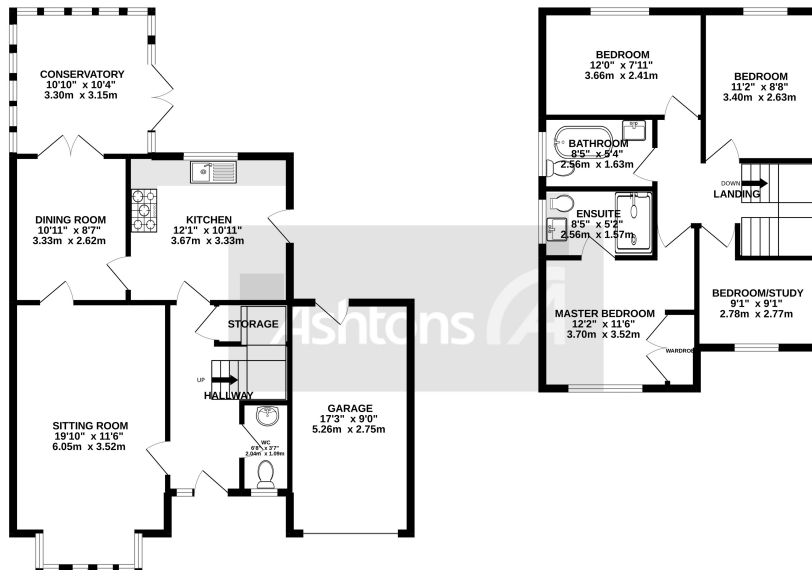
New



*Broadwell Drive, Leigh, Lancashire. WN7 3NE.  
Offers Over £415,000*

Freehold title | Four bedroom detached family home | Log burning fire in the lounge | Sought After & Desirable Area | En suite to master bedroom |





TOTAL FLOOR AREA: 1393 sq.ft. (129.4 sq.m.) approx.

Whilst every effort has been made to ensure the accuracy of the floorplans contained herein, measurements of doors, windows, rooms etc may differ from the approximate used for responsibility as shown for any error, omission or mis-statement. This plan is illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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The prime location offers excellent commuter links to Manchester & Liverpool via the A580 East Lancs Road & M6 motorway, access to outstanding schools, and local countryside with recreational facilities at Pennington Flash and Pennington Hall Park.

The wonderfully presented accommodation offers flexible living space via the living with log burner fire & dining room with conservatory looking out onto the rear garden, whilst the modern fitted kitchen/diner is the ideal space to entertain. A separate cloakroom W/C complete the ground floor.

Off the first floor landing are four bedrooms, with En-suite shower to the master bedroom, and the



Contact your local office to arrange a viewing:

- Padgate: 01925 479334
- Great Sankey: 01925 454300
- Winwick: 01925 232146
- Stockton Heath: 01925 453400
- St.Helens: 01744 754120
- Wigan: 01942 498862
- Culcheth: 01925 764744
- Ashton-In-Makerfield: 01942 364446
- Newton-Le-Willows: 01925 907770
- Commercial Office: 01925 907709
- Lettings Head Office: 01925 873533
- Financial Services: 01925 221234

**Viewing Arrangements**

Viewing is strictly by appointment only through Ashtons Estate Agency.

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