



**Northwold Close
Wigan
Lancashire
WN3 6HD**

Offers in Excess of £218,000

bettermove

Northwold Close

Wigan

Bettermove are proud to present this charming 3 bedroom detached house in the sought after area of Wigan.

The property benefits from double glazing, gas central heating throughout and has off street parking available via the large driveway and detached garage. The council tax band is C.

This is a leasehold property with 948 years remaining on the lease; the ground rent is £24 and the service charge is peppercorn.

The interior of this beautifully presented property comprises a spacious living room with dining area, fitted kitchen and toilet on the ground floor. The first floor consists of 3 bedrooms and the family bathroom. The exterior boasts a private rear garden and front garden, perfect for enjoying the summer months.

Located in the popular town of Wigan, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Pemberton Train Station, the M6 and many local buses.

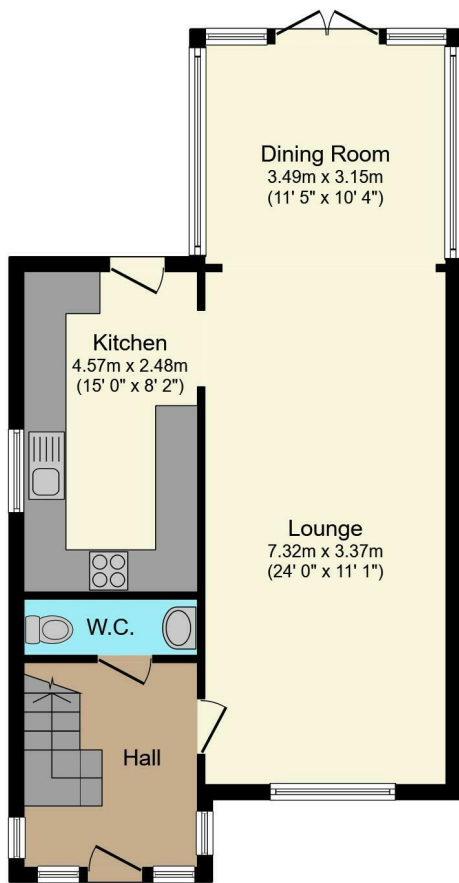
This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

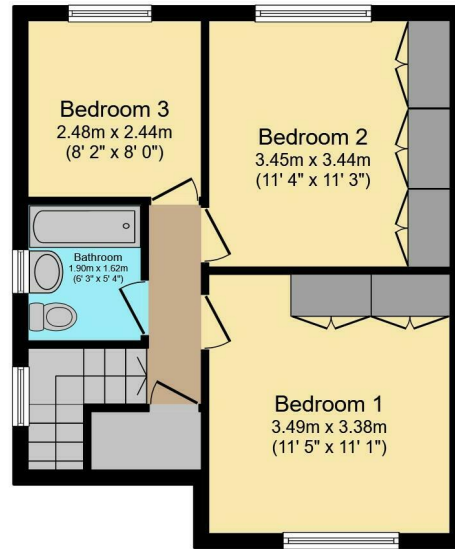
Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.





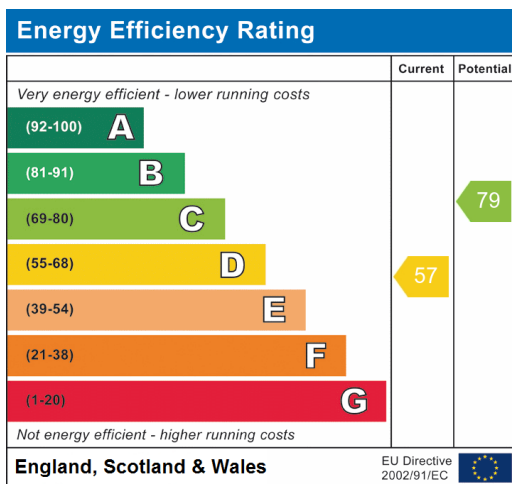
Ground Floor



First Floor

Total floor area 100.0 sq.m. (1,077 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for Purplebricks. Powered by www.focalagent.com





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