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494 Atherton Road, Hindley Green, Wigan, Lancashire WN2 4QF

GUIDE PRICE **£65,000+**\*

RESIDENTIAL INVESTMENT

### Description

A two bedroomed middle terraced house benefiting from double glazing and central heating. The property is currently let by way of an Assured Shorthold Tenancy producing £6,300 per annum.

### Situated

Fronting Atherton Road in a popular and well-established residential location close to local amenities, schooling and transport links. Approximately 4 miles from Wigan town centre.

### Ground Floor

Lounge, Dining room, Kitchen, Utility room.

### First Floor

Two Bedrooms, Bathroom/WC

### Outside

Rear Yard.

### EPC Rating

D

### Council Tax Band

A

