



Earl Street, Swinley, Wigan, WN1 2BW

£350 PCM

*****ALL BILLS INCLUDED*** ***ENSUITE BEDROOMS***** Bedroom with ensuite shower room in a recently renovated shared house in the heart of Wigan close to the town centre and Wigan Infirmary. The property is immaculately finished throughout and there are five bedrooms in total in the property and range upwards in size and prize. The property is Fully furnished throughout, bills are included in the rental figure. Shared kitchen / diner. Each bedroom has a secure lock on their door, Wireless Internet and TV point. Laminate flooring or carpeted throughout. Permit parking is available at a cost of £10 per annum. Would suit a doctor, professional, or student. Early viewing is highly recommended to appreciate in full.



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Specialists in sales, Lettings & Property Investments

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GROUND FLOOR

Entrance / Hallway

Kitchen / Diner

FIRST FLOOR

Landing

Room 4

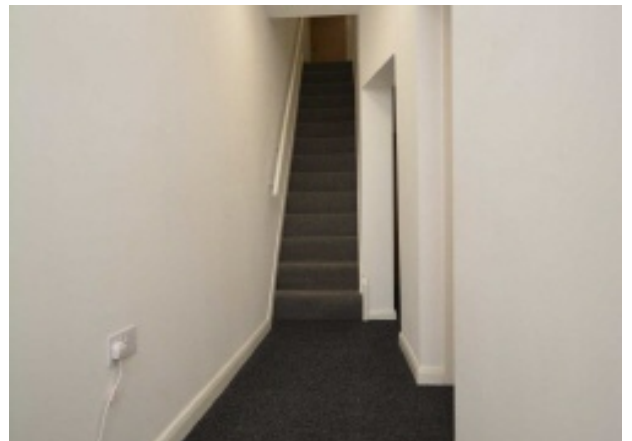
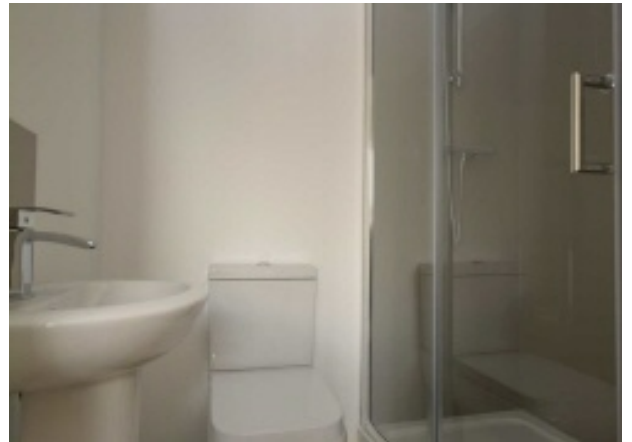
Ensuite

EXTERNAL

Rear Garden



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
		74	86
Very environmentally friendly - lower CO ₂ emissions			
(92-100) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
			71
			84
England & Wales		EU Directive 2002/91/EC	



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