



**Belmont Avenue, Wigan, WN5 7BZ**

**£575 PCM**

Sapphire Homes are delighted to be in a position to offer TO LET this well presented and extended 2 bedroom mid terraced property in a much sought after location and offering close proximity to schools, transport links and local amenities. The property is tastefully decorated throughout and internal viewings are highly recommended to appreciate in full. The accommodation briefly comprises of entrance / hallway, lounge, modern fitted kitchen / diner, two good sized bedrooms and bathroom with modern 3 piece suite in white and shower over bath. Externally the property benefits from a small driveway to the front and good sized patio garden to the rear. Gas Central Heating and Double Glazing. Ideal for professional, couple or small family. Neutral decor throughout. Internal viewing is a must to appreciate in full. No Pets. No DSS. No Smokers.



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*Specialists in Sales, Lettings & Property Investments*

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## GROUND FLOOR

Entrance / Hallway

Lounge

Reception 2

Kitchen / Diner

## FIRST FLOOR

Landing

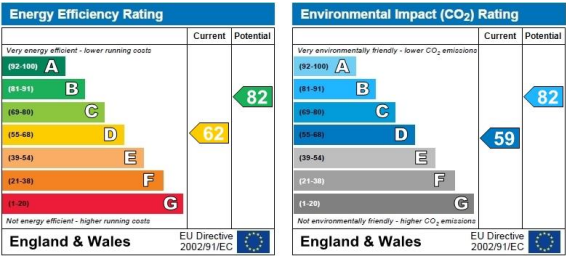
Master Bedroom

Bedroom 2

Bathroom

## EXTERNAL

Rear Garden



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