



Room to Rent (EPC Rating: )

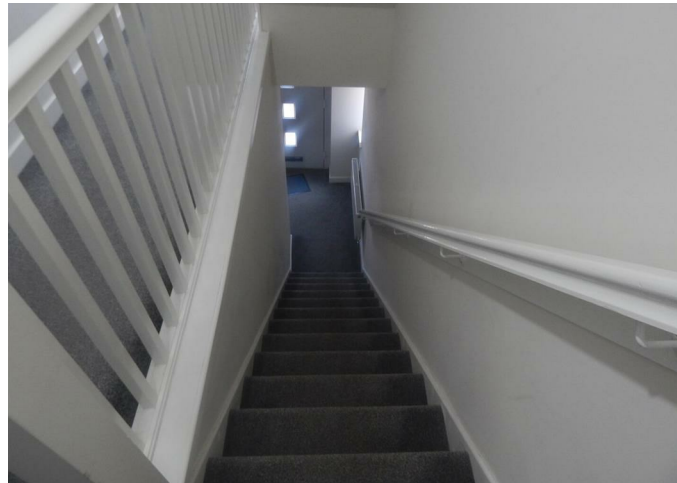
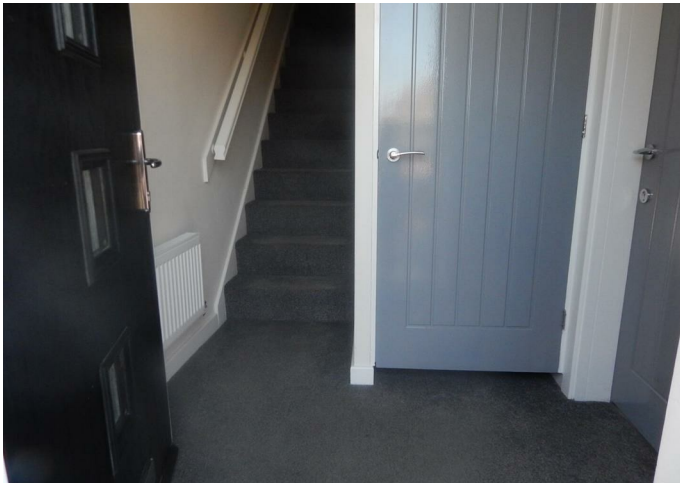
# ROOM 3, 5 ST. JOHN STREET, WIGAN, LANCASHIRE, WN5 0DT

Per Month

## £470 Per

### FEATURES

- Well Presented Throughout
- Spacious communal Kitchen & Bathroom
- WiFi Included
- Furnished
- All Bills Included



  
FREENEAY & OLIVER  
ESTATES

# 0 Bedroom Room to Rent located in Wigan

Situated at the boundary of established residential neighbourhoods and just a 2-minute walk from Pemberton town centre, this well-presented furnished room offers comfortable and affordable accommodation within a friendly and well-maintained house share. Ideal for professionals or individuals seeking a convenient and welcoming living environment, the property provides a practical and comfortable place to call home.

The room is furnished to a good standard, offering a bright and comfortable living space that is ready for immediate occupation. Residents benefit from access to a well-equipped shared kitchen and modern communal bathroom facilities, all maintained to a high standard to ensure a pleasant living experience.

Pemberton is a pleasant, small, and peaceful town centre that provides a wide range of everyday amenities, including convenience stores, supermarkets, independent shops, cafés, restaurants, takeaways, and other local services. Everything needed for day-to-day living is within easy walking distance, making the location both practical and appealing.


The property also benefits from excellent transport connections. A strong network of local roads provides easy access to Wigan and surrounding areas, while several nearby railway stations offer

Call us on

[info@freeneyandoliverestates.co.uk](mailto:info@freeneyandoliverestates.co.uk)

## Council Tax Band

**A**

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.