

LEASEHOLD

House - Terraced (EPC Rating: D)

# 288 CHORLEY ROAD WESTHOUGHTON, BOLTON, LANCASHIRE, BL5

Offers In Excess Of

## £220,000

### FEATURES

- STUNNING VIEWS
- OPEN PLAN LIVING
- Parking to the Rear
- Large Rear Garden
- MODERN KITCHEN & BATHROOM



FREENEY & OLIVER  
ESTATES

# 2 Bedroom House - Terraced located in Bolton

Could this be your next family home?

Flawless presentation throughout, FREENEY & OLIVER ESTATES your local Estates Agent are PROUD to bring to the market this Beautifully presented TWO bedroom Family Home with stunning views to the rear overlooking Rivington.

This cottage briefly comprises of Open Plan Living Room and dining room with exposed original beams, large modern kitchen, with patio doors opening onto the decking area and a gate further leading to a large yard which is paved, this then leads onto a large grassy garden area with stunning field views. This would be great for entertaining family and friends. To the first floor there are TWO good size bedrooms, a large family bathroom with a separate shower cubicle. Externally there is off road parking.

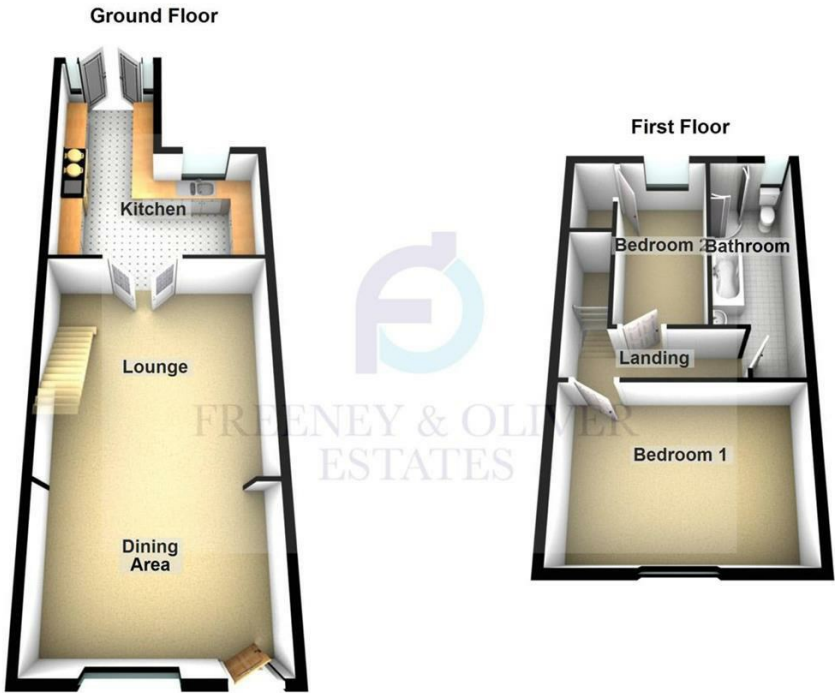
This home is situated in Westhoughton close to Middlebrook Retail park and Access to the M61.

Call us on

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

Council Tax Band

A



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		86
(81-91) B		
(69-80) C		66
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		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.

