

Belmont Drive, Aspull, Wigan, WN2 1YZ

Offers Over £170,000

Council Tax Band: B



This two-bedroom semi-detached property is located on a quiet residential street in the popular village of Aspull, with good access to local amenities, schools, transport links and nearby countryside.

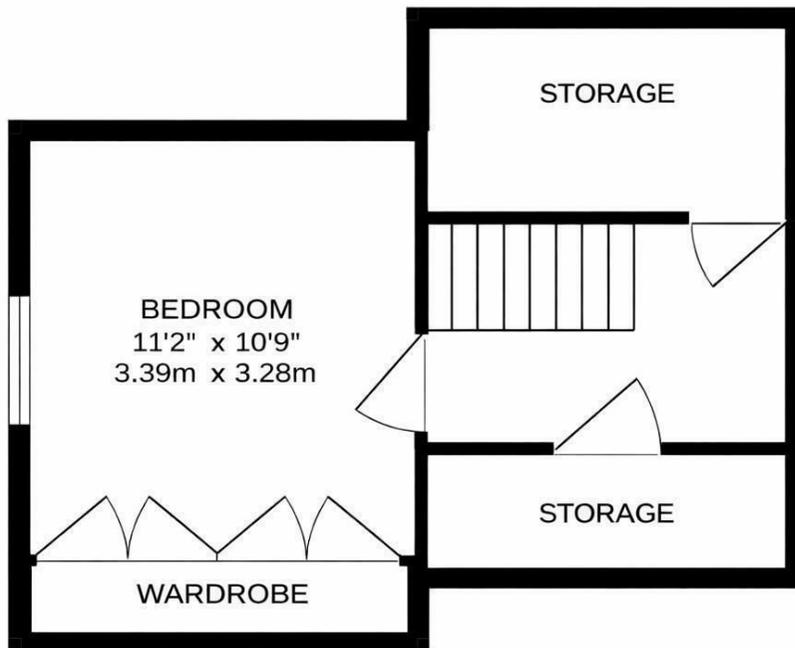
The house has recently benefited from practical upgrades, including new electrics throughout, modern grey carpets, recently upgraded boiler and bathroom. The house is a practical, well-maintained home suited to first-time buyers, downsizers or anyone seeking a straightforward property in a well-regarded area.

Viewings are recommended to appreciate the space and recent improvements.



Open House Wigan North

1ST FLOOR
278 sq.ft. (25.8 sq.m.) approx.



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	68	76
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	