



**8 Trinity Place Church Street, Westhoughton**  
Bolton

Offers Over **£135,000**



## 8 Trinity Place Church Street

Westhoughton, Bolton

IMMACULATE top floor 3-bed apartment for sale in Westhoughton. NO ONWARD chain, separate entrance, 1 parking space. Close to outstanding schools, amenities, M61, and train station. VIEWINGS HIGHLY RECOMMENDED!

Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: B

- THREE BEDROOMS
- ALLOCATED PARKING SPACE
- VISITOR PARKING AVAILABLE
- WALKING DISTANCE TO WESTHOUGHTON TRAIN STATION
- INTERCOM SYSTEM
- IMMACULATE THROUGHOUT





### **Entrance Hallway**

Entry via the entrance door with stairs leading up to a great sized landing space. Neutral decor, grey fitted carpets.

### **Lounge**

A FANTASTIC sized lounge that has been very well maintained with window to the front and to the side allowing plenty of natural light, to give it that bright and airy feel. Grey fitted carpets, gas central heating radiator.

### **Kitchen**

A superb fitted kitchen with a wide range of wall and base units, grey cupboards with white worktops over. Velux window to the front aspect. Integrated appliances include electric oven, gas hob, integrated fridge/freezer & washing machine. Stainless steel sink with drainer and mixer tap. Lino flooring and neutral decor.

### **Bedroom 1**

An excellent double master Bedroom with double glazed window overlooking Church Street, central heating radiator, carpeted.





### **Bedroom 2**

Another Double bedroom to the rear with double glazed window to rear aspect, central heating radiator, carpeted.

### **Bedroom 3**

A further third bedroom that can be used as another double bedroom or useful for an office/study room. Double glazed window, grey fitted carpets and neutral decor.

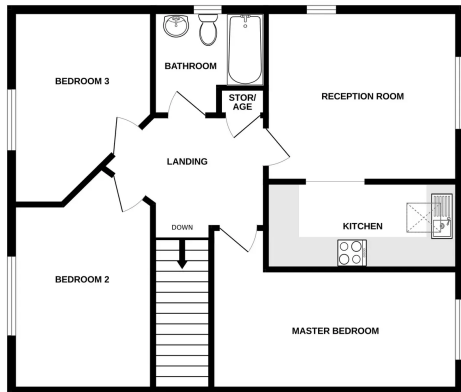
### **Bathroom**

Three piece suite in white comprising of; Low level WC, hand wash basin, bath with shower over. Central heating radiator, vinyl flooring.





GROUND FLOOR



These views should not be taken as a guarantee of the accuracy of the information contained here. Measurements are approximate and should not be used for any purpose. The information is provided for information only and should not be used for any purpose. The information is provided for information only and should not be used for any purpose. The information is provided for information only and should not be used for any purpose.



## Price & Co Properties

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