



Holden Road

Leigh



Offers Over £240,000



# Holden Road

## Leigh

**\*\*Modern Three Bedroom Semi-Detached Property**  
Situating in a Popular Area, with the Added Benefit of a Conservatory and a Driveway. Within Walking Distance of Lilford Park and Leigh Infirmary\*\*  
Council Tax band: C

Tenure: Freehold

- Modern Three Bedroom Semi-Detached Property
- Situated on a Popular, Tree-Lined Road
- Within Walking Distance of Lilford Park, Leigh Town Centre and Leigh Infirmary
- Spacious Lounge that Flows to the Dining Room
- Modern Fitted Kitchen and a Stylish Three-Piece Shower Room
- Added Benefit of a Conservatory
- Driveway for Off-Road Parking
- Low-Maintenance Garden with Stones and Paving
- Just a Short Walk from the Guided Busway, Providing Transport Links into Manchester



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## Entrance Hallway

## Lounge

13' 6" x 12' 6" (4.11m x 3.82m)

## Dining Room

9' 0" x 8' 2" (2.74m x 2.48m)

## Kitchen

8' 11" x 7' 3" (2.72m x 2.21m)

## Conservatory

9' 6" x 9' 3" (2.90m x 2.82m)

## Landing

## Bedroom One

12' 5" x 9' 2" (3.79m x 2.80m)

## Bedroom Two

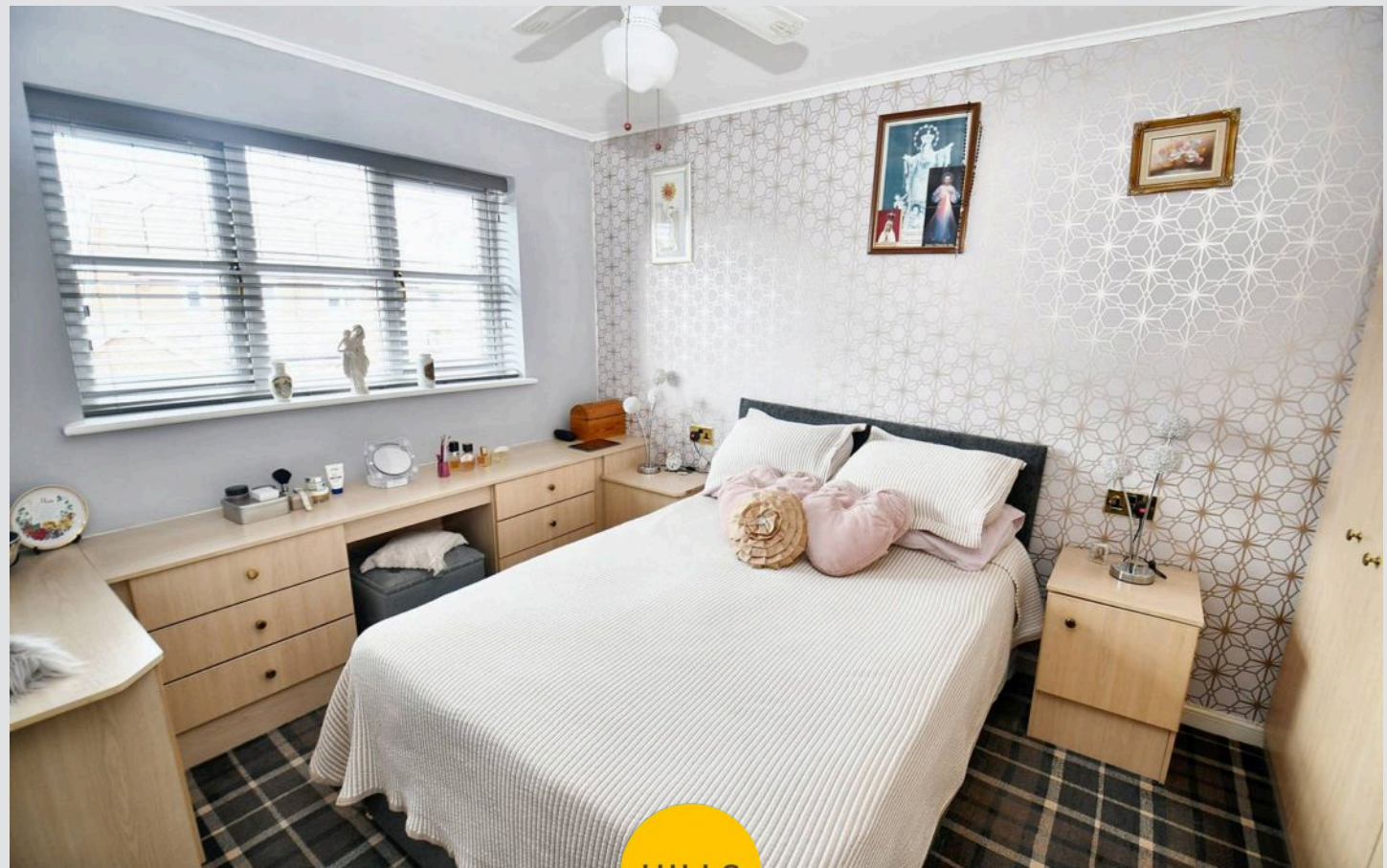
10' 2" x 9' 3" (3.10m x 2.83m)

## Bedroom Three

8' 9" x 6' 10" (2.66m x 2.09m)

## Bathroom

6' 5" x 6' 3" (1.96m x 1.90m)



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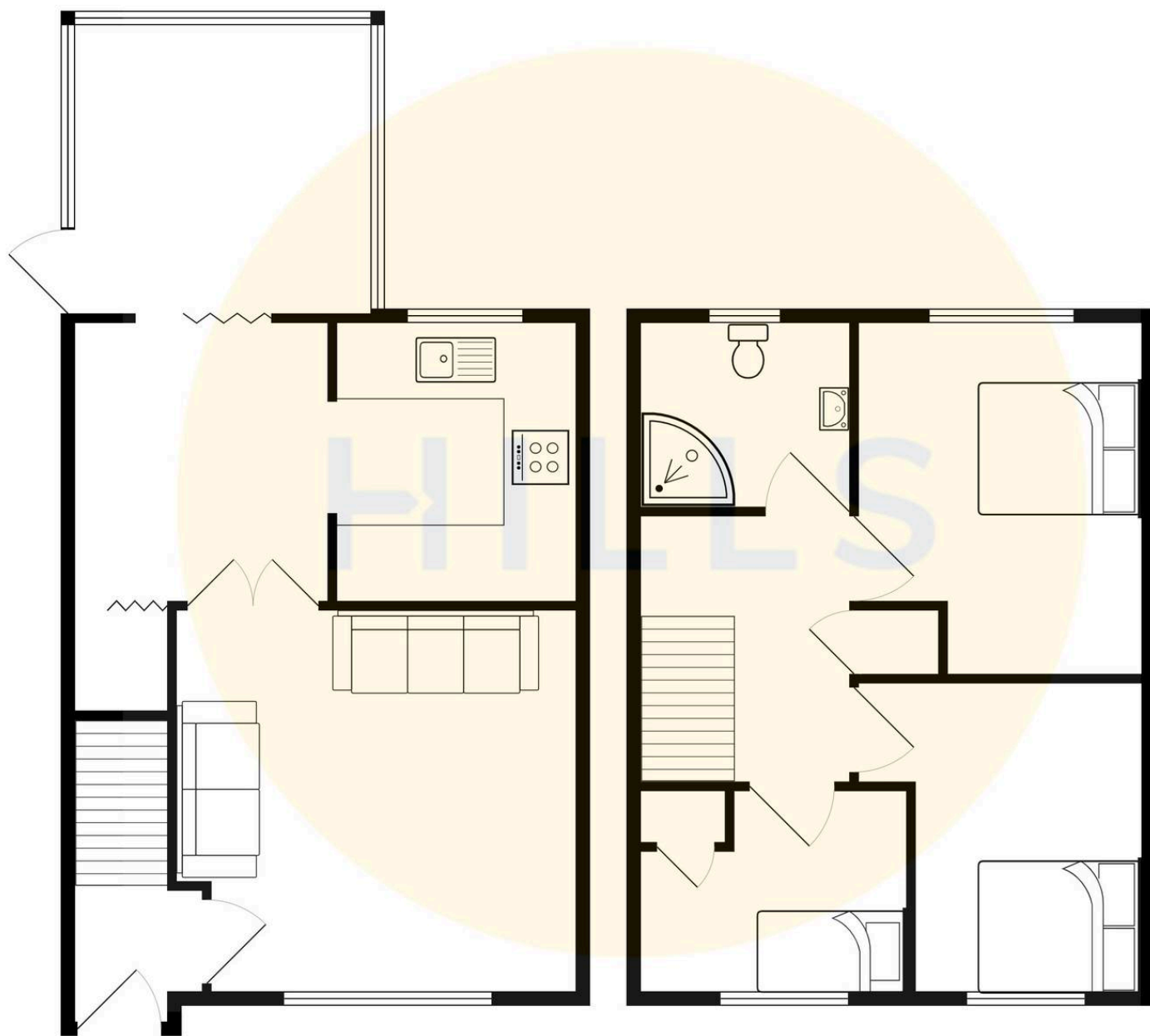






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