



**Westhoughton**  
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**<https://www.farrellheyworth.co.uk/about-us/branches/westhoughton/>**

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All measurements quoted are approximate and plans are for general guidance and are not to scale. The Fixtures, Fittings & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale.

Company Details - Farrell Heyworth Limited.

Registered Office: Second Floor Office Suite, The Pavillion, Church Street, Lancaster, LA1 1EX

Registered in England No. 3798432

Directors CP Heyworth FNAEA, JF Collins, JR Collins, SW Penny FRICS, JAG Shellcross MNAEA, JA French

**O.O**  
**£80,000**

**Buckley Lane, Farnworth,  
Bolton BL4**

**Farrell  
Heyworth**  
**Sales & Lettings**



- **\*\*VIRTUAL VIEWING AVAILABLE. CLICK ON THE VIDEO TOUR ABOVE\*\***
- **Modern Two Bedroom Apartment \*\*For Sale With Tenant In Situ\*\***
- **Located in Farnworth with Superb Transport Links Via M61.**
- **Neutral Style Decor with Grey Carpets.**
- **No Chain Call 01942 303 000 To Arrange Your Viewing.**

**EPC B**

[www.farrellheyworth.co.uk](http://www.farrellheyworth.co.uk)





Looking to invest?

Check out this modern two bedroom apartment offered for sale with tenant in situ currently paying £550pcm.

The property comprises of entrance hallway, open plan lounge/kitchen/diner filled with light décor, fitted kitchen comprises wooden style wall base units, splash back tiles, integrated four ring gas hob, electric oven, stainless steel extractor and built-in washing machine.

Off the hallway you will find two bedrooms, one double and one single both filled with light décor and a white three piece bathroom suite with fitted shower, spot lighting and fitted vanity unit.

Externally there is a parking available for one car.

Tenure: Leasehold

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Leasehold information: Terms:  
850 Years from 1st May 2004  
Current Ground Rent: TBC

Council Tax: Band A

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**What The Agent Says**  
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**Don't miss this ideal investment opportunity.**

