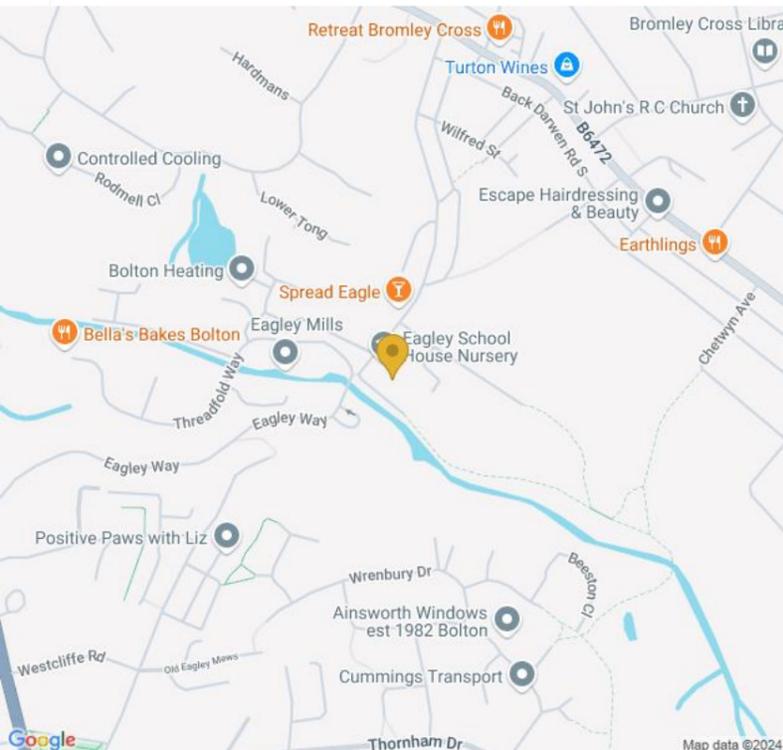


£100,000

Spencers Wood, Bromley
Cross, Bolton BL7



Chorley
13/15 Cleveland Street
Chorley PR7 1BH
Tel: 01257 275231
Email: chorley@farrellheyworth.co.uk
<https://www.farrellheyworth.co.uk/chorley>



- ****VIRTUAL VIEWING AVAILABLE. CLICK ON THE VIDEO TOUR ABOVE****
- **First Floor Apartment in the Desirable Eagley Rural Location**
- **Purpose Built and Self Contained, with Communal External Areas**
- **Open Plan Living Area, Two Bedroom and Bathroom**
- **Allocated Parking, To Be Sold with Tenant in Situ**

Every care has been taken with the preparation of these Particulars but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance to you, we will be pleased to check the information for you. These Particulars do not constitute a contract or part of a contract.

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.

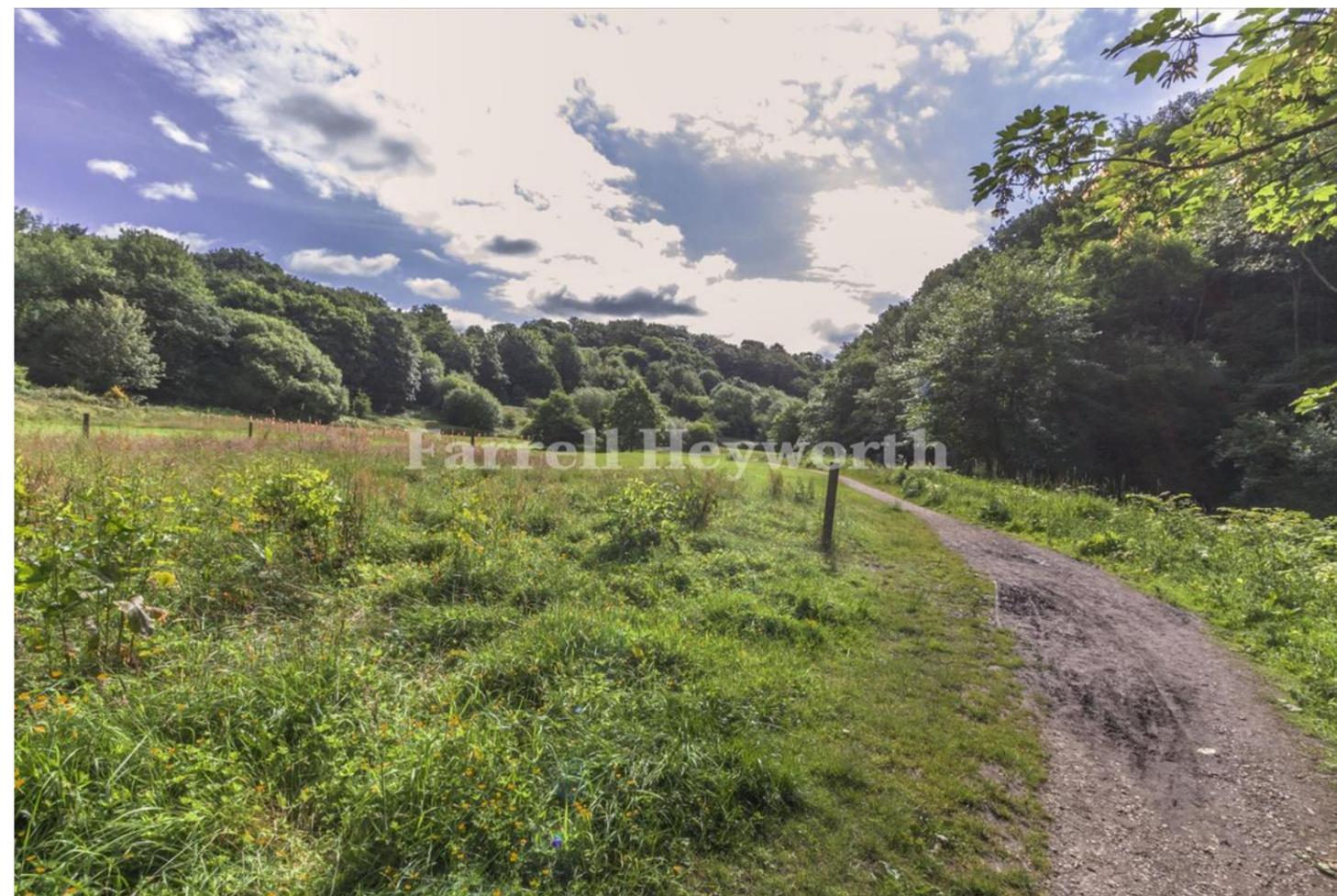
Registered Office: Second Floor Office Suite, The Pavillion, Church Street, Lancaster, LA1 1EX

Registered in England No. 3798432

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

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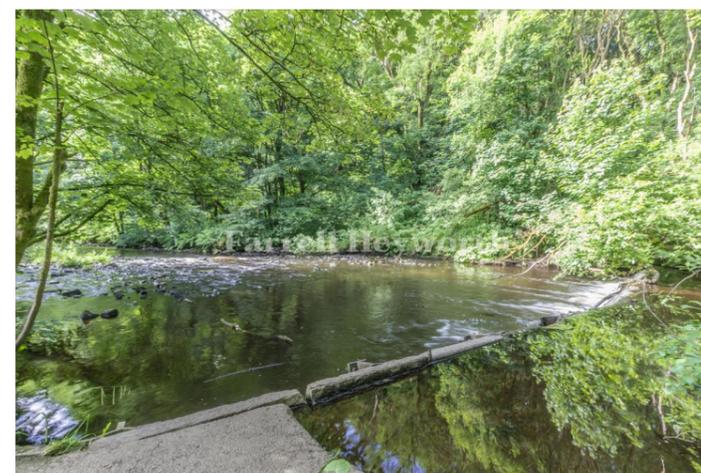


This first-floor apartment situated in the desirable area of Eagley, surrounded by Eagley Brook and Spencers Wood to the rear makes it a fabulous place for a country walks and natural peace and quiet.

The accommodation comprises; communal external area, with the apartment being situated on the first floor with an inner hallway, open plan lounge & kitchen area and small balcony, two bedrooms and bathroom, externally there is secure footpath entrance and a separate electric gate vehicular access with allocated parking.

Tenure: Leasehold
 Leasehold information: Terms: 125 years (less one day) from March 2001
 Current Ground Rent: £77.50 twice per year
 Current Service/Maintenance Charges: £153.90 per month

Council Tax: Band C



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