Claves.

Marsh House Lane

Darwen, BB3 3JB

Offers around £155,000

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This extended and refurbished three-bedroom stone terraced on Marsh House Lane combines modern interiors with a versatile layout. It is ready to simply move into, unpack and enjoy. A brief overview of the accommodation includes an entrance vestibule and front lounge, open plan kitchen and living area to the rear, three bedrooms and a family bathroom. Externally the property benefits from easy maintenance outdoor spaces to front and rear.

Living Space

The home welcomes you in via the entrance vestibule leading onto the front lounge, which gives the first impressions of the immaculate modern finish throughout. Unlike most terraced properties in the area, this home has versatile living space and a larger than average footprint owing to its rear extension. The open plan living area at the rear is a standout space where the vaulted ceiling with skylight windows in the extension pour in plenty of natural light and enhance the already spacious feel.

Within the extension is the sleek kitchen which features an integrated four ring hob, extractor, and electric oven, in addition to the sink with drainer and mixer tap, plus ample space for other freestanding appliances. The reception area with an open aspect to the kitchen is ideal as a large social dining area or perhaps a combination of dining with a sofa, which would work well with the trendy media wall and inset lighting.

Together, these spaces provide the perfect balance between areas to relax, host guests, or enjoy family time.

Bedrooms & Bathroom

Up the feature staircase and the pristine condition continues with fresh modern decor. The master bedroom is a good sized double with twin windows to the front, while two additional bedrooms give flexibility at the rear, with scope to use as a home office if desired.

Within the stylish family bathroom is a three piece suite comprising bath with rainfall shower over and fully tiled surrounds, plus a basin and WC and part tiled walls.

Recent Refurbishment

The lucky new owners of this stylish stone property have the luxury of moving into a home which has been comprehensively refurbished, including new flooring throughout, a new kitchen, bathroom, oak style doors and stainless steel fittings.

Outside Space

In addition to the front paved area, the property benefits from an Indian stone paved yard to the rear, encompassed by beautiful stone walls and a bespoke stone bench, providing easy maintenance outside space to enjoy in the summer months, as well as the practicality to keep a garden shed.

Location

Situated on Marsh House Lane in Darwen, this lovely home is close to all the amenities you need... Schools, leisure facilities, country pubs, restaurants, road, and rail links are all within a short drive. For the lovers of the outdoors this position on the fringe of the countryside is ideal for easy access to country strolls, running and cycling.

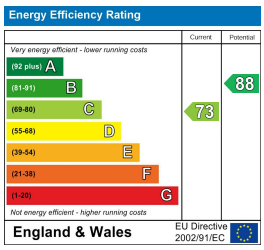
Key Details

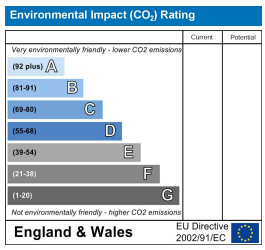
Tax band: A
Tenure: Freehold
Heating: Gas boiler and radiators
Boiler: Alpha combi, located in the kitchen

Area Map

Floor Plans

Energy Efficiency Graph





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