

 **Farrow & Farrow** 
ESTATE & LETTING AGENTS



- Land to the rear of 31 Burley Road East, Waterfoot
- Currently Used As A Storage Area / Yard
- Potential Scope For Other Uses STP
- Freehold
- Contact Us For Further Information

**Land & Units to the Rear of Tenterfield House, Burnley Road East,
Rossendale, BB4 9AG**

£75,000

Land & Units to the Rear of Tenterfield House, Burnley Road East, Rossendale, BB4 9AG

*** NEW *** - FREEHOLD STORAGE LAND / YARD, CURRENTLY HOUSING 2x SHIPPING CONTAINERS - POTENTIAL FOR ALTERNATIVE USES STP

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Unless stated otherwise, these details may be in a draft format subject to approval by the property's vendors. Your attention is drawn to the fact that we have been unable to confirm whether certain items included with this property are in full working order. Any prospective purchaser must satisfy themselves as to the condition of any particular item and no employee of Farrow & Farrow has the authority to make any guarantees in any regard. The dimensions stated have been measured electronically and as such may have a margin of error, nor should they be relied upon for the purchase or placement of furnishings, floor coverings etc. Details provided within these property particulars are subject to potential errors, but have been approved by the vendor(s) and in any event, errors and omissions are excepted. These property details do not in any way, constitute any part of an offer or contract, nor should they be relied upon solely or as a statement of fact. In the event of any structural changes or developments to the property, any prospective purchaser should satisfy themselves that all appropriate approvals from Planning, Building Control etc, have been obtained and complied with.

Freehold plot of land to the rear of 31 Burnley Road East, Waterfoot, Rossendale. The plot is currently used as a storage yard / area, housing 2x shipping containers, with potential scope for other uses STP.

Agents Notes

Disclaimer

For any further information please contact our Rawtenstall office.