

# Farrow & Farrow

ESTATE & LETTING AGENTS



- Peel Street, Rawtenstall, Rossendale
- 2 Bedroom Mid-Terrace Home
- Great Location Close To Rawtenstall Amenities
- Ideal For Cloughfold, Marl Pits, Public Transport, etc
- Great Chance To Improve & Add Value
- Public Transport & Motorway Links Nearby
- NO CHAIN DELAY
- Contact Is To View - By Appointment Only

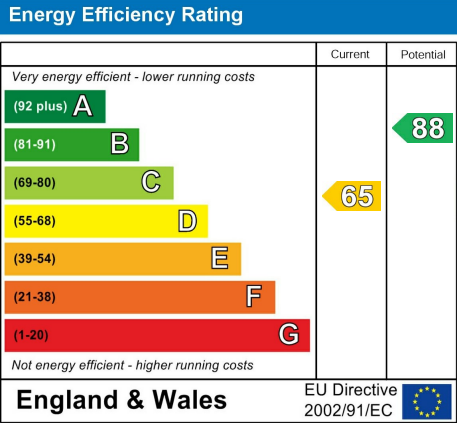
16, Peel Street, Rossendale, BB4 7LJ

**£120,000**  
Offers Over



16, Peel Street, Rossendale, BB4 7LJ

\*\*\* NEW \*\*\* - 2 BEDROOM MID-TERRACE HOME, CLOSE TO RAWTENSTALL CENTRE - NO CHAIN DELAY - Ideal Chance To Upgrade & Add Value, Some Character Features Retained - Viewing Highly Recommended - Contact Us To View



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.

Peel Street, Rawtenstall, Rossendale is a 2 bedroom, mid terrace home which is ideally situated, close to Rawtenstall centre and all local amenities. An excellent opportunity to modernise and improve, the property has some retained character, while also offering a great chance to upgrade and benefit as a result. This property is available now and has the added benefit of being offered FOR SALE WITH NO CHAIN DELAY.

Internally, this property briefly comprises: Entrance Vestibule, Lounge, Dining Kitchen with Utility Soace. Off the first floor Landing are Bedrooms 1 & 2 and the Bathroom. To the Basement is a small coal store. Externally, to the rear of the property is a paved yard adding valuable outside space.

Located close to Rawtenstall and perfect for access to all amenities, the property is situated in a popular area and enjoys excellent access to the town centre. Public transport and great connections to motorway links are each in easy reach too.

Vestibule 3'8" x 4'0"

Lounge 15'1" x 14'6"

Kitchen/Dining Room 11'5" x 14'8"

Utility 11'10" x 4'3"

Basement

Landing

Bedroom 1 15'3" x 14'8"

Store

Bedroom 2 11'5" x 7'3"

Bathroom 8'3" x 7'0"

Rear Patio Yard

Agents Notes

Disclaimer

