

## THE RIBBLE

76m<sup>2</sup>

### Approximate room sizes:

Living/Kitchen	7.39m x 3.68m
Master bedroom	3m x 4.36m
Double bedroom	2.9m x 3.55m
Bathroom	2.5m x 2m
Ensuite	1.85m x 2m

Hallway, store and boiler cupboard.

All layouts and sizes are approximate and may vary.

### APARTMENTS:

108, 112, 210, 212, PENTHOUSE 308, 310 & 312

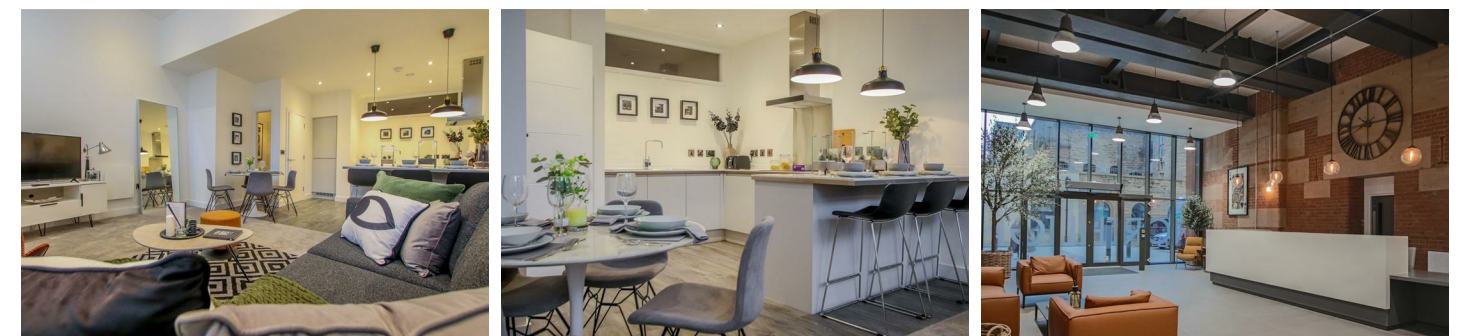


NORTHLIGHTSTATES.COM

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	65	65
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

21 Manchester Road, BB11 1HG  
Tel: 01282469023 | Email: [burnley@keenans-estateagents.co.uk](mailto:burnley@keenans-estateagents.co.uk)  
[www.keenans-estateagents.co.uk](http://www.keenans-estateagents.co.uk)



## 112 The Ribble, Northlight, Pendle, BB9 5EG

### £129,950

Northlight is where Lancashire's iconic past and innovative present collide to create a unique new way to experience life. The Grade II listed mill complex has been transformed into luxurious modern apartments, with superior quality fittings and high specification finishes. This amazing complex also comes with secure underground car park, on site gym and state of the art office spaces for both communal and private use. The apartments are set over three floors with both lift and stair access.

Northlight finds itself located in the heart of Pendle just a short distance from the M65 motorway, local train station and all local amenities. You will also find breath taking views of Pendle Hill from all angles.

This grand, light-filled building has been coupled with contemporary interior design to bring something truly unique to the area. Northlight also comes with 24 hour 7 day a week video surveillance and a day time concierge service at situated at the beautiful reception area.

Step into a contemporary living area with wide plank, whitewashed timber effect flooring for the ultimate in urban glamour. Entertain in an open plan kitchen diner space, fully fitted with a state-of-the-art designer kitchen with premium quality appliances. Relax in one of two spacious double bedrooms, designed to offer a calm and peaceful haven from busy modern lifestyles. Unwind in a stunning modern bathroom, with stylish grey tiling and contemporary suites. More than just a home, Northlight is a way of life. Within and around the complex, you'll find a host of additional facilities such as Gym, incredible work spaces and artisan coffee shop!



112 The Ribble, Northlight, Pendle, BB9 5EG  
£129,950

2 2 null D

- Underground Parking
- On Site Gym
- High Specification Finish
- Generous Living Space
- Grade II Listed Mill
- Concierge Service
- Integrated Appliances
- Luxuriuos Modern Apartment
- Lift access
- Enviabl Views Over Pendle

Entrance Hallway

Living Kitchen  
24'2" x 12'0" (7.39 x 3.68)

Bedroom One  
14'3" x 9'10" (4.36 x 3)

En Suite  
6'6" x 6'0" (2 x 1.85)

Bedroom Two  
11'7" x 9'6" (3.55 x 2.9)

Bathroom  
8'2" x 6'6" (2.5 x 2)

