

Ground Floor

First Floor

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		78
(55-68) D		
(39-54) E		
(21-38) F	28	
(1-20) G		
Not energy efficient - higher running costs		

England & Wales

EU Directive

2002/91/EC

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Hollingleave Road, Burnley, BB11 2HU

Offers Over £60,000

TWO BEDROOM MID TERRACE PROPERTY BURSTING WITH POTENTIAL

Located on Hollingleave Road in Burnley, this charming two-bedroom house presents an excellent opportunity for both investors and first-time buyers. The property boasts a spacious lounge that seamlessly integrates with a well-appointed kitchen, creating an inviting space for family gatherings and entertaining guests.

The two generously sized bedrooms offer ample room for relaxation and personalisation, while the family bathroom is conveniently located to serve the needs of the household. Outside, the rear yard provides a private outdoor space, perfect for enjoying the fresh air or cultivating a small garden.

This home is bursting with potential, making it an ideal canvas for those looking to add their personal touch. With its practical layout and desirable location, this property is not to be missed. Whether you are looking to invest or seeking your first home, this house on Hollingleave Road is ready to welcome you.

Hollingreave Road, Burnley, BB11 2HU

Offers Over £60,000

 2  1  1  F

- Spacious Mid Terrace Property
- Fitted Kitchen
- On Street Parking
- EPC Rating F
- Two Bedrooms
- Immaculate Presentation
- Tenure Leasehold
- Three Piece Bathroom Suite
- Low Maintenance Externals
- Council Tax Band A

Ground Floor

Entrance Vestibule

3'9 x 3'7 (1.14m x 1.09m)

Reception Room

17'0 x 12'7 (5.18m x 3.84m)

Kitchen

12'7 x 10'5 (3.84m x 3.18m)

First Floor

Landing

8'7 x 6'1 (2.62m x 1.85m)

Bedroom One

13'11 x 12'6 (4.24m x 3.81m)

Bedroom Two

9'10 x 7'4 (3.00m x 2.24m)

Bathroom

6'11 x 5'1 (2.11m x 1.55m)



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