



All floorplans are for guidance only. Not to scale. Please check all dimensions and shapes before making any decisions reliant upon them.
Plan produced using PlanUp.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	68	80
(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.



Owen Street, Accrington, BB5 6AU

£895

PERFECT THREE BEDROOM TERRACE HOME

Keenans are delighted to bring this bright three bedroom property to the rental market. Situated in the popular town of Accrington, this property offers easy access to the town centre where well regarded schools and convenient amenities can be found. Boasting three bright bedrooms, a three piece bathroom suite, two spacious reception rooms and a fitted kitchen.

This property comprises briefly: entrance into the vestibule. The vestibule has a door leading to the hallway which houses a staircase to the first floor and doors to two reception rooms. From reception room two there are doors providing access to storage and to the kitchen. The fitted kitchen has a door leading to the enclosed rear yard. From the first floor landing you will find three double bedrooms and a three piece bathroom suite. Externally, this property offers a rear, enclosed yard with storage shed and a gate to a shared access road. To the front, there is an enclosed garden.

For further information, or to arrange any viewings, please contact our Lettings team.

Owen Street, Accrington, BB5 6AU

£895

**3****1****2****D**

- Bay Fronted Mid Terrace Property
 - Two Reception Rooms
 - On Street Parking
 - Excellent Transport and Commuter Links
- Three Bedrooms
 - Three Piece Bathroom
 - Close Proximity to Local Amenities
- Fitted Kitchen
 - Enclosed Rear Yard
 - Fitted Wardrobes in Two Bedrooms

Ground Floor

Entrance Vestibule

4'6 x 3'3 (1.37m x 0.99m)

UPVC double glazed front entrance door, hardwood single glazed window, coving, tiled flooring and door to the hallway.

Hallway

13'2 x 3'3 (4.01m x 0.99m)

Central heating radiator, coving, stairs to the first floor and doors to two reception rooms.

Reception Room One

13'7 x 12' (4.14m x 3.66m)

UPVC double glazed bay window, central heating radiator, gas fire with granite surround and mantel, television point and coving.

Reception Room Two

15'4 x 12'7 (4.67m x 3.84m)

UPVC double glazed window, central heating radiator, gas fire with granite surround and mantel, television point, understairs storage, smoke alarm and door to the kitchen.

Kitchen

16' x 8'1 (4.88m x 2.46m)

UPVC double glazed window, range of laminate wall and base units with laminate surfaces and tiled splashbacks, stainless steel one and a half bowl sink with mixer tap, Hisense oven in a high rise unit, four ring gas hob, extractor hood, fridge freezer, plumbing for washing machine, space for dryer, tiled flooring and UPVC double glazed door to the rear.

First Floor

Landing

22'1 x 5'4 (6.73m x 1.63m)

Smoke alarm, fitted storage and doors to three bedrooms and bathroom.

Bedroom One

15'9 x 13'8 (4.80m x 4.17m)

Two UPVC double glazed windows, two central heating radiators and loft access.

Bedroom Two

15'4 x 10'1 (4.67m x 3.07m)

UPVC double glazed window, central heating radiator and fitted wardrobes.

Bedroom Three

9'7 x 8'3 (2.92m x 2.51m)

UPVC double glazed window, central heating radiator and fitted wardrobes.

Bathroom

6'2 x 5'3 (1.88m x 1.60m)

UPVC double glazed frosted window, dual flush WC, pedestal wash basin, panelled bath with electric feed shower overhead, part tiled elevations and laminate flooring.

External

Rear

Enclosed paved yard.

Agents Notes

Council Tax Band B and EPC Rating D.

Introduction

BAY FRONTED THREE BEDROOM TERRACE

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For further information, or to arrange any viewings, please contact our Lettings team at your earliest convenience.



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