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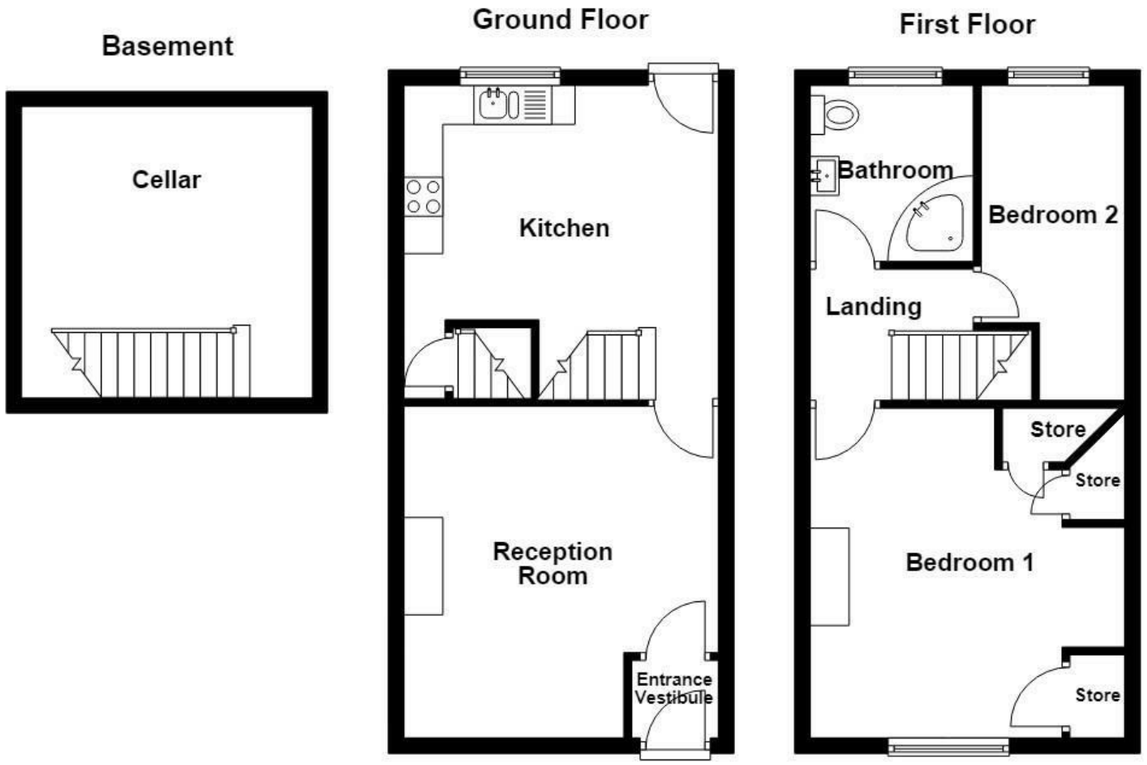

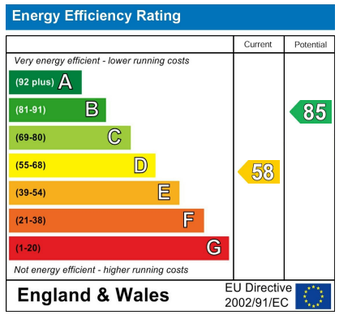

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as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

Burnley Road, Accrington, BB5 1AG

Offers Over £95,000

ENVIABLE TWO BEDROOM MID TERRACE PROPERTY WITH REAR PARKING

Nestled on Burnley Road in the charming town of Accrington, this delightful mid-terrace house offers a perfect blend of comfort and convenience. With two spacious bedrooms, this property is ideal for small families, couples, or individuals seeking a welcoming home.

As you enter, you are greeted by a bright and airy lounge that provides a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The well-designed kitchen diner is a standout feature, offering ample space for dining and cooking, making it a wonderful hub for family gatherings or casual meals.

The property boasts a lovely rear garden, providing a private outdoor space where you can enjoy the fresh air, tend to your plants, or simply unwind after a long day. Additionally, parking is conveniently available to the rear, ensuring that you have easy access to your vehicle.

The two generously sized bedrooms offer plenty of room for furnishings and personal touches, while the three-piece bathroom is both functional and stylish, catering to your everyday needs.

This home is not only spacious but also well-located, with local amenities and transport links within easy reach. Whether you are looking to settle down or invest, this property presents an excellent opportunity in a desirable area. Do not miss the chance to make this charming house your new home.

7 Blackburn Road, BB5 1HF
Tel: 01254389384 | Email: info@keenans-estateagents.co.uk
www.keenans-estateagents.co.uk

Burnley Road, Accrington, BB5 1AG

Offers Over £95,000

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- Enviable Two Bedroom Mid-Terrace Property
- Spacious And Well-Designed Kitchen Diner
- Off-Road Parking To The Rear
- Tenure - Leasehold
- Two Generously Sized Bedrooms
- Private Rear Garden
- EPC Rating - D
- Bright And Airy Lounge
- Convenient Location Close To Local Amenities And Transport Links
- Council Tax Band - A

Ground Floor

Entrance Vestibule
3'8 x 3'3 (1.12m x 0.99m)

Reception Room
14 x 13'3 (4.27m x 4.04m)

Kitchen
13'4 x 13'2 (4.06m x 4.01m)

Lower Ground Floor

Cellar
12'3 x 12'3 (3.73m x 3.73m)

First Floor

Landing
8 x 6 (2.44m x 1.83m)

Bedroom One
13'11 x 13 (4.24m x 3.96m)

Bedroom Two
12'10 x 5'1 (3.91m x 1.55m)

Bathroom
7'5 x 6'11 (2.26m x 2.11m)

External

Front
Paved enclosed courtyard.

Rear
Enclosed garden with artificial grass, off road parking at rear of property.

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