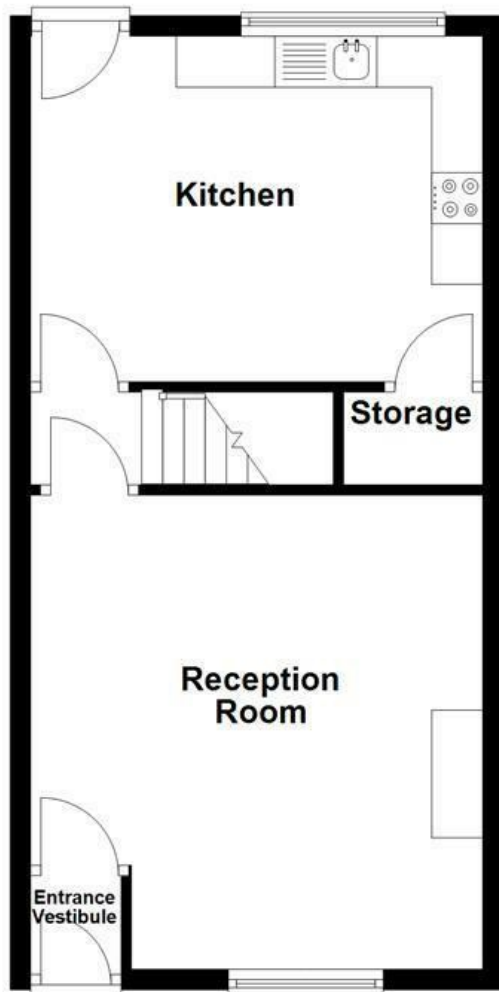
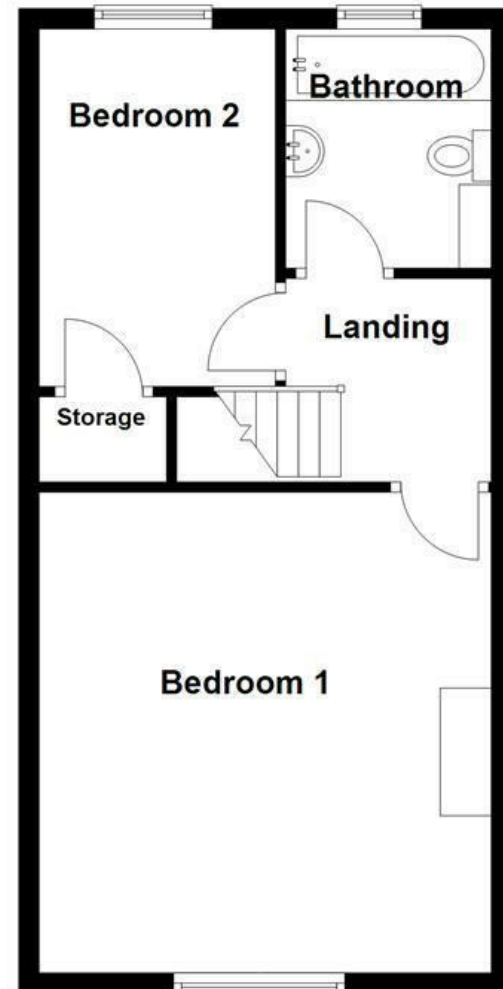


Ground Floor



First Floor



## Alexandra Street, Accrington, BB5 5SZ

£120,000


AN ENVIABLE TWO BEDROOM MID TERRACE HOME

Welcome to this fantastic two-bedroom mid-terrace house located on Alexandra Street in the desirable area of Clayton Le Moors, Accrington. This delightful property is perfect for first-time buyers seeking a home that is ready to move into.

As you enter, you will be greeted by a spacious living area that boasts stylish decor, creating a warm and inviting atmosphere. The contemporary fitted kitchen is a highlight of the home, offering both functionality and modern aesthetics, making it an ideal space for cooking and entertaining.

The property features two generously sized double bedrooms, providing ample space for relaxation and rest. The modern family bathroom is well-appointed, ensuring comfort and convenience for all residents.

Outside, you will find a rear yard that is perfect for enjoying sunny days, along with an outhouse that offers additional storage or potential for a small workshop. The off-road parking adds to the convenience of this lovely home, making it an attractive option for those with vehicles.

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

# Alexandra Street, Accrington, BB5 5SZ

£120,000



- Two Double Bedrooms
- Spacious Living Area
- Rear Yard With Outhouse
- Council Tax Band A
- Modern Family Bathroom
- EPC Rating TBC
- Ideal First-Time Buy Ready To Move Into
- Contemporary Fitted Kitchen
- Off-Road Parking Available
- Tenure Leasehold

## Ground floor

### Entrance Vestibule

3'3 x 2'11 (0.99m x 0.89m)

### Reception Room One

14'6 x 12'8 (4.42m x 3.86m)

### Kitchen

13'6 x 11 (4.11m x 3.35m)

## First Floor

### Landing

5'10 x 5'10 (1.78m x 1.78m)

### Bedroom One

13'8 x 13'1 (4.17m x 3.99m)

### Bedroom Two

11'7 x 7'7 (3.53m x 2.31m)

### Bathroom

7'10 x 6 (2.39m x 1.83m)

### External

Enclosed paved rear yard with outbuilding



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