



| 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.

Queen Street, Accrington, BB5 3DQ

£100,000

A WONDERFUL TWO BEDROOM TERRACED PROPERTY IN OSWALDTWISTLE

Nestled on the charming Queen Street in Oswaldtwistle, Accrington, this delightful two-bedroom terraced house presents an excellent opportunity for first-time buyers. The property is ideally situated just a stone's throw from the bustling centre of Oswaldtwistle, offering easy access to a variety of local amenities, shops, and services. This well-maintained home boasts a warm and inviting atmosphere, making it perfect for those looking to settle into a comfortable living space. The layout is thoughtfully designed, providing ample room for relaxation and entertaining. The two bedrooms are generously sized, ensuring a restful retreat at the end of the day. One of the standout features of this property is its excellent transport links, which connect you effortlessly to the surrounding towns. Whether you are commuting for work or exploring the beautiful Lancashire countryside, you will find that getting around is both convenient and straightforward.

In summary, this terraced house on Queen Street is a fantastic choice for first-time buyers seeking a well-kept home in a vibrant community. With its prime location and easy access to local amenities and transport links, this property is sure to attract interest. Do not miss the chance to make this lovely house your new home.

Queen Street, Accrington, BB5 3DQ

£100,000



- Tenure Freehold
- Council Tax Band A
- EPC Rating TBC
- On Street Parking
- Fitted Kitchen And Three Piece Bathroom Suite
- Ideal First Time Buy With Viewing Essential
- Two Generously Sized Bedrooms
- Enclosed Paved Rear Yard
- Easy Access To Major Network Links
- Close Proximity To Local Amenities

Ground Floor

Reception Room

17'4 x 13'10 (5.28m x 4.22m)

Kitchen

10'7 x 7'11 (3.23m x 2.41m)

First Floor

Landing

11'10 x 7'7 (3.61m x 2.31m)

Bedroom One

18'6 x 8'10 (5.64m x 2.69m)

Bedroom Two

13'5 x 7'7 (4.09m x 2.31m)

Bathroom

10'11 x 8'1 (3.33m x 2.46m)

External

Rear

Enclosed paved rear yard.



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