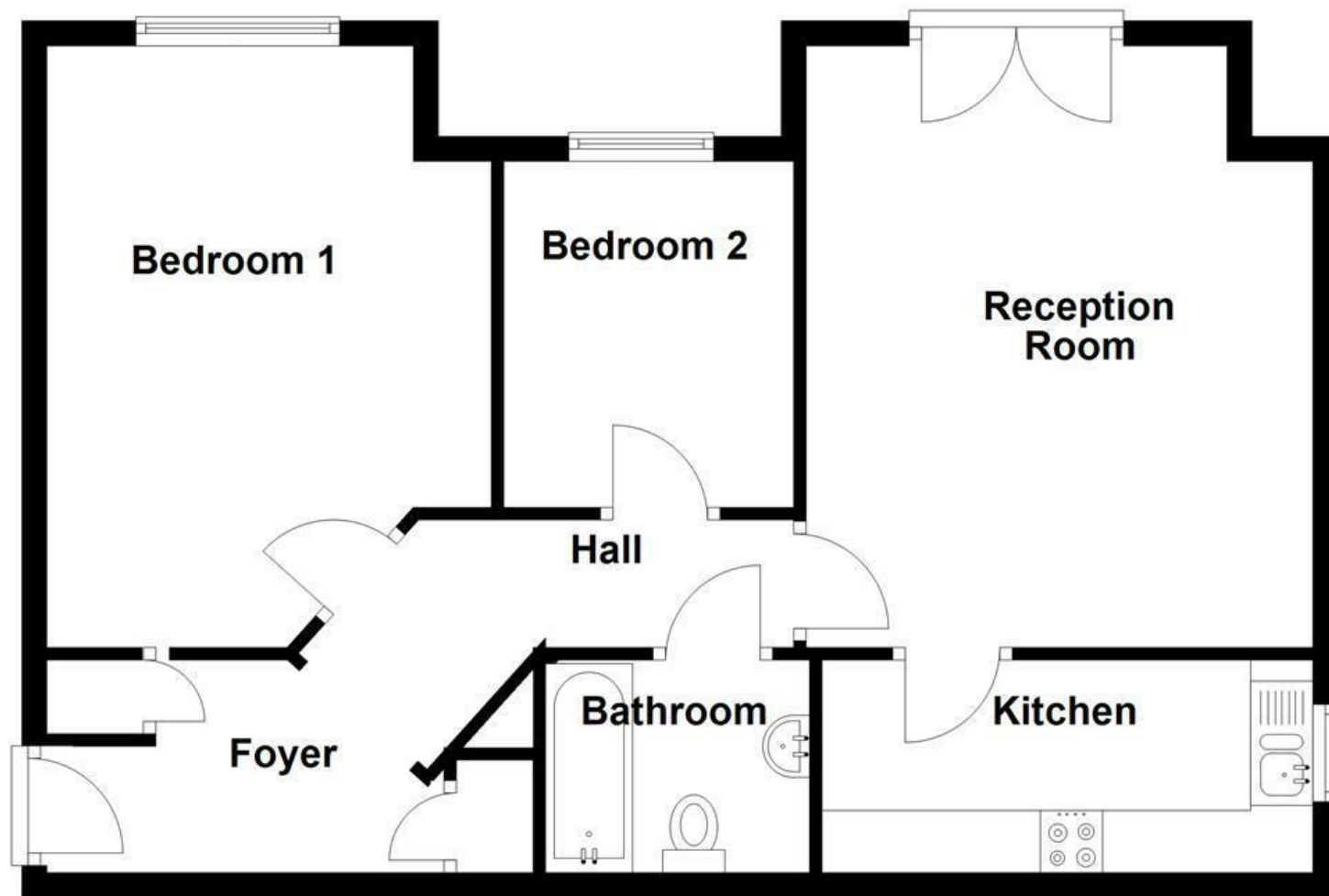


Ground Floor



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		
	78	80
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 firms employment has the authority to make or give any representation or warranty in respect of the property.



Grange Park Way, Haslingden, BB4 4QL

£125,000

SPACIOUS APPARTMENT NOT TO BE MISSIED

Welcome to this enviable property located on Grange Park Way in the town of Haslingden, Rossendale. This apartment offers a spacious and comfortable living area.

One of the standout features of this property is the private parking, ensuring convenience and peace of mind for you and your guests. No more worrying about finding a parking spot after a long day!

Situated in a prime location, this property provides easy access to a variety of local amenities. Whether you need to run errands, grab a bite to eat, or simply enjoy the surroundings, everything you need is just a stone's throw away.

Don't miss out on the opportunity to make this lovely property your new home. Book a viewing today and experience the charm and convenience that this house on Grange Park Way has to offer.

Grange Park Way, Haslingden, BB4 4QL
£125,000



- Tenure Leasehold
 - Secure Off Road parking
 - Fitted Kitchen And Three Piece Bathroom Suite
 - Easy Access To Major Commuter Routes
- Council Tax Band B
 - Apartment
 - Viewing Essential
- EPC Rating C
 - Two Bedrooms
 - Close Proximity To Local Amenities

Ground Floor

Entrance

Door to hall

Hall

18' x 3'4 (5.49m x 1.02m)

Coving, doors to storage, two bedrooms, bathroom and reception room.

Reception Room

15'11 x 13'4 (4.85m x 4.06m)

UPVC double glazed French doors, central heating radiator and door to kitchen.

Kitchen

12'11 x 5' (3.94m x 1.52m)

UPVC double glazed window, central heating radiator, range of wall and base units, laminate work top, stainless steel one and a half sink and drainer with mixer tap, oven with four ring electric hob, tiled splash back, extractor hood, space for fridge freezer, plumbing for washing machine and laminate flooring.

Bedroom One

14'3 x 9'7 (4.34m x 2.92m)

UPVC double glazed window and central heating radiator.

Bedroom Two

9'2 x 7'8 (2.79m x 2.34m)

UPVC double glazed window and central heating radiator.

Bathroom

7' x 5'6 (2.13m x 1.68m)

Central heating radiator, dual flush WC, pedestal wash basin with mixer tap, panelled bath with mixer tap and rinse head, part tiled elevation, extractor fan and laminate flooring.

External

Front

Communal area with allocated parking.

Rear

Communal area.



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