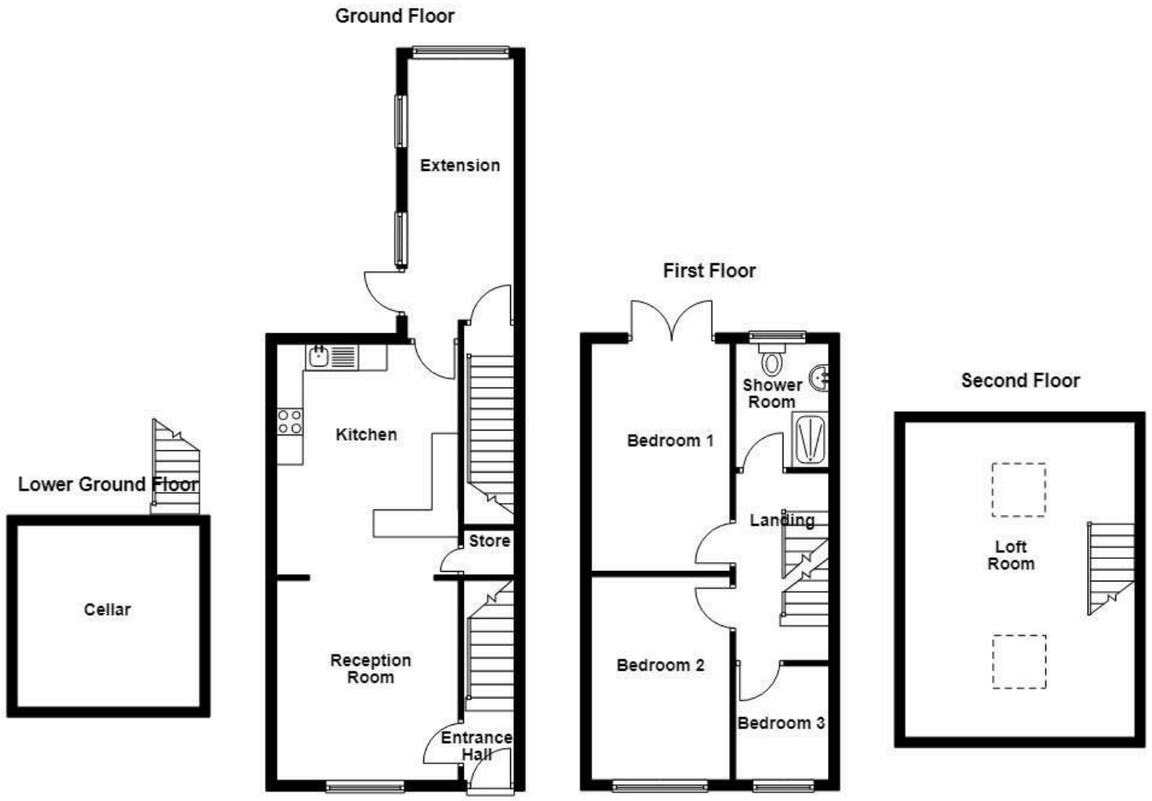
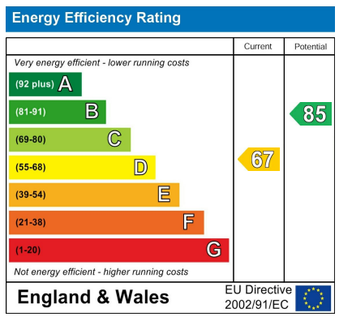












Heys Street, Rossendale, BB4 7LQ

Offers Over £199,950

A BRILLIANT THREE BEDROOM TERRACED PROPERTY IN RAWTENSTALL

Nestled on the charming Heys Street in Rawtenstall, Rossendale, this delightful three-bedroom terraced house offers a unique blend of modern living and traditional character. Spanning four floors, the property provides ample space for families or those seeking a comfortable home. Secured with brand new cctv system and doorbell. As you enter, you are greeted by a stunning kitchen that serves as the heart of the home. This beautifully designed space is perfect for both cooking and entertaining, featuring contemporary fixtures and ample storage. The open layout allows for a seamless flow into the living areas, creating an inviting atmosphere.
The property boasts three well-proportioned bedrooms, each offering a peaceful retreat for rest and relaxation. The converted attic room adds an extra dimension to the home, providing a versatile space that could serve as a study, playroom, or guest room, depending on your needs.
Additionally, the cellar room presents further potential, whether for storage or as a creative space to suit your lifestyle.
With its prime location in Rawtenstall, residents will enjoy easy access to local amenities, schools, and transport links, making it an ideal choice for families and professionals alike. This property is a wonderful opportunity to own a charming home in a vibrant community. Don't miss the chance to make it your own.

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.

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Offers Over £199,950

3 1 2 D

- Three Bedroom Terraced Home
- Converted Attic Room
- On Street Parking
- Tenure - Leasehold
- Arranged Over Four Floors
- Useful Cellar Space
- EPC Rating - D
- Stunning Modern Kitchen
- Popular Rawtenstall Location
- Council Tax Band - A

Ground Floor

Entrance

Composite door leading to entrance hall.

Entrance Hall

14'1 x 3'2 (4.29m x 0.97m)

Central heating radiator, smoke alarm, laminate flooring, door leading to reception room, stairs to first floor.

Reception Room

12'5 x 11'4 (3.78m x 3.45m)

UPVC double glazed window, central heating radiator, Inset wall fire, spotlights, media wall, laminate flooring, open access to kitchen.

Kitchen

14'5 x 12'11 (4.39m x 3.94m)

UPVC double glazed window, upright central heating radiator, high gloss wall and base units with marble surfaces, Inset sink and drainer with spring mixer tap, induction hob, integrated single oven, glass extractor hood, integrated dishwasher, washing machine, dryer and fridge freezer, spotlights, laminate flooring, door leading to extension.

Extension

17'5 x 6'7 (5.31m x 2.01m)

UPVC double glazed window, central heating radiator, spotlights, laminate flooring and stairs to lower ground floor.

Lower Ground Floor

Cellar Room

15'3 x11'4 (4.65m x3.45m)

UPVC double glazed window, central heating radiator, spotlights.

First Floor

Landing

11 x 4'10 (3.35m x 1.47m)

Spotlights, smoke alarm, doors leading to three bedrooms and a shower room.

Bedroom One

14'2 x 10'10 (4.32m x 3.30m)

Central heating radiator, spotlights, UPVC French doors leading to balcony,

Bedroom Two

12'7 x 8'8 (3.84m x 2.64m)

UPVC double glazed window, central heating radiator.

Bedroom Three

7'9 x 6'11 (2.36m x 2.11m)

UPVC double glazed window, central heating radiator.

Shower Room

7'9 x 4'8 (2.36m x 1.42m)

UPVC double glazed window, heated towel rail, dual flush WC, vanity top wash basin with mixer tap, direct feed walk in rainfall shower with additional rinse head, spotlights, extractor fan, PVC elevations, LED mirror, marble tiled flooring.

Second Floor

Loft Room

19'7 x 14'4 (5.97m x 4.37m)

Velux windows, storage heater, spotlights.

External

Front

On Street Parking.

Rear

Paved yard to rear.










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