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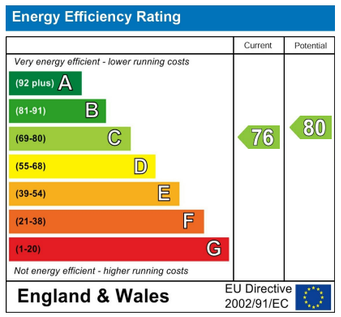












Cotman Close, Bacup, OL13 9TT

Offers Over £269,950

A STUNNING THREE BEDROOM HOME IN BACUP

Welcome to this stunning family home located on Cotman Close in Bacup. This beautifully renovated house boasts a fantastic kitchen diner, which truly serves as the heart of the home. The kitchen has been designed to a high standard, making it an ideal space for both cooking and entertaining.

With its modern finishes and thoughtful layout, this property is perfect for families seeking comfort and style. The inviting atmosphere of the kitchen diner creates a warm and welcoming environment, perfect for family gatherings or casual meals with friends.

This home is not to be missed, as it offers a wonderful blend of contemporary living and family-friendly features. If you are looking for a property that combines quality and charm in a desirable location, this house on Cotman Close is an excellent choice. Come and see for yourself the potential this home has to offer.

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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- Three Bedroom
- Two Bathroom
- Ample Off Road Parking
- Immaculate Presentation Throughout
- Council Tax Band B
- EPC Rating C
- Tenure Freehold

Ground Floor

Entrance
Composite front door leading to porch

Porch
4'1x3'6 (1.24mx1.07m)
UPVC double glazed window, central heating radiator, hardwood door leading to reception room and tiled flooring

Reception Room
15'5x10'4 (4.57m'1.52mx3.05m'1.22m)
UPVC double glazed window, central heating radiator, coving, media wall with spotlights and electric fire integrated, hardwood door to Inner Hall, tiled flooring

Kitchen Diner
22'1x15'3 (6.71m'0.30mx4.57m'0.91m)
2 UPVC double glazed window, 2 skylights , 2 upright radiators, a range of grey glossed base and wall units, granite work surfaces, island with grey glossed base units, granite surface, inset sink with mixer tap and draining board, integrated electric oven, 4 ring gas hob with extractor fan, tiled splashback, spotlights, log burning stove, UPVC double glazed french doors to rear garden, tiled flooring

Inner Hall
8'1x3'5 (2.44m'0.30mx0.91m'1.52m)
Hardwood door leading to utility/WC, stairs to first floor and tiled flooring

Utility
7'11x7'8 (2.13m'3.35mx2.13m'2.44m)
Central heating radiator, two piece bathroom suite, dual flush w/c, floating basin, plumbing for washing machine & dryer, hardwood door leading to Garage and tile effect lino flooring

Garage
12'2x7'4 (3.66m'0.61mx2.13m'1.22m)
2 UPVC double glazed windows, space for fridge freezer and composite door leading to driveway

First Floor

Landing
9'4x7'5 (2.74m'1.22mx2.13m'1.52m)
Loft access, smoke alarm, five hardwood doors leading to - bedroom one, bedroom two, bedroom three, storage and shower room and stairs to the ground floor

Bedroom One
11'7x9'11 (3.35m'2.13mx2.74m'3.35m)
UPVC double glazed window, central heating radiator and hardwood door leading to En-suite

En-Suite
7'4x3'8 (2.24mx1.12m)
Towel rail, three piece bathroom suite, low level w/c with push flush, floating basin with waterfall tap, shower enclosure with direct feed shower with rainfall head and separate rinse head, spotlights, extractor fan, tiled elevations, tiled flooring

Bedroom Two
10'8x8'11 (3.05m'2.44mx2.44m'3.35m)
UPVC double glazed window and central heating radiator

Bedroom Three
8'6x7'8 (2.44m'1.83mx2.13m'2.44m)
UPVC double glazed window and central heating radiator

Shower Room
7'4x5'5 (2.13m'1.22mx1.52m'1.52m)
UPVC double glazed window, towel rail, 3 piece bathroom suite, dual flush w/c, floating basin with mixer tap, shower enclosure with direct feed shower with rainfall head and separate rinse head, spotlights m, extractor fan, shaving point, tiled elevations, tiled flooring

External

Front
Driveway with space for two cars, paved path to front door, grass area and EV charging point

Rear Garden
Astro turf area, decking area with built in lights, enclosed with wooden fences










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