



Oakenclough Road, Bacup, OL13 9ET

Offers Over £275,000

IMPRESSIVE THREE BEDROOM DETACHED BUNGALOW

Located on the charming Oakenclough Road in Bacup, this stunning three-bedroom detached bungalow offers a perfect blend of modern living and comfort. The property boasts a spacious driveway, accommodating multiple vehicles, and a beautifully landscaped garden that enhances the home's curb appeal.

Upon entering, you will be greeted by tasteful decor throughout, featuring a modern and neutral palette that creates a warm and inviting atmosphere. The generous L-shaped lounge provides ample space for relaxation and entertaining, making it an ideal setting for family gatherings or quiet evenings in.

The bungalow includes three good-sized bedrooms, each designed to offer comfort and privacy. The master bedroom features a convenient dressing room, providing additional storage and a touch of luxury. For those who work from home, there is a dedicated office space, ensuring productivity in a peaceful environment.

The modern kitchen is well-equipped and flows seamlessly into the dining area, making it perfect for both everyday meals and special occasions. The contemporary bathroom is designed with style and functionality in mind, offering a serene space to unwind.

This property is a true gem, combining spacious living areas with modern amenities, all set within a desirable location. Whether you are looking for a family home or a peaceful retreat, this bungalow is sure to impress. Don't miss the opportunity to make this delightful property your own.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	68	78
(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.

Oakencloough Road, Bacup, OL13 9ET

Offers Over £275,000

 3  1  1  D

- Tenure Freehold
 - Off Road Parking For Multiple Vehicles
 - Abundance Of Indoor And Outdoor Space
 - Easy Access To Commuter Routes
- Council Tax Band C
 - Viewing Essential
 - Contemporary Fitted Kitchen And Three Piece Bathroom Suite
- EPC Rating D
 - Ideal House For A Small Family Or Couple Wishing To Downsize
 - Sought After Location

Ground Floor

Entrance Porch

6'1 x 5'6 (1.85m x 1.68m)
UPVC frosted door, central heating radiator and door to reception room.

Reception Room One

22'2 x 16'8 (6.76m x 5.08m)
UPVC double glazed window, UPVC double glazed bay window, two central heating radiators, electric fire, door to kitchen and inner hall.

Kitchen

12'11 x 9'7 (3.94m x 2.92m)
UPVC double glazed French doors to rear, gloss wall and base units, granite surface, stainless steel one and a half sink and drainer with mixer tap, plumbed for washing machine, space for fridge freezer, integrated double oven, four ring induction hob, extractor hood, integrated dishwasher, smoke alarm and tiled floor.

Inner Hall

6'7 x 5'1 (2.01m x 1.55m)
Loft access, smoke alarm, doors to two bedrooms, office, bathroom and wood effect flooring.

Office

11'1 x 6 (3.38m x 1.83m)
Spotlights, storage, wood effect laminate flooring access to walk in wardrobe/bedroom four/dressing room.

Dressing Room/Bedroom Four/Walk in Wardrobe

11'5 x 9'4 (3.48m x 2.84m)
UPVC double glazed window, central heating radiator, storage and smoke alarm, door to bedroom one and wood effect flooring.

Bedroom One

12'8 x 9'4 (3.86m x 2.84m)
UPVC double glazed window, and central heating radiator.

Bedroom Two

12'6 x 10'5 (3.81m x 3.18m)
UPVC double glazed window, central heating radiator and storage.

Bedroom Three

10'4 x 8'5 (3.15m x 2.57m)
UPVC double glazed window and central heating radiator.

Bathroom

7'7 x 6'6 (2.31m x 1.98m)
UPVC double glazed frosted window, central heating towel rail, vanity top wash basin with mixer tap, dual flush WC, tiled bath with waterfall mixer tap, overhead direct feed rainfall shower and rinse head, tiled elevation, spotlights and tiled floor.

External

Rear

Enclosed laid to lawn garden, paving, stone and slate chippings, outbuilding and decking.

Garage

15'1 x 10'2 (4.60m x 3.10m)
Power and lighting, Worcester boiler.

Front

Block paved drive, laid to lawn garden and stone chipped bedding areas.



Tel: 01706215618

www.keenans-estateagents.co.uk