

Ground Floor
Approx. 57.8 sq. metres (622.1 sq. feet)



Clough Gardens, Rossendale, BB4 5AP

£119,950

STUNNING TWO BEDROOM PROPERTY.

Nestled in the charming area of Clough Gardens, Haslingden, Rossendale, this delightful two-bedroom ground floor flat offers a perfect blend of comfort and modern living. Upon entering, you are welcomed into a large reception room that seamlessly integrates with a well-appointed kitchen, creating an inviting space ideal for both relaxation and entertaining.

The flat boasts two spacious bedrooms, providing ample room for rest and personalisation. The bathroom is fitted with contemporary fixtures and fittings, ensuring a stylish and functional space for your daily routines.

One of the standout features of this property is the expansive shared gardens, which include a picturesque stream, offering a serene outdoor retreat for residents. This tranquil setting is perfect for enjoying the fresh air or unwinding after a long day.

With its modern amenities and beautiful surroundings, this ground floor flat is an excellent opportunity for those seeking a comfortable home in a peaceful location. Whether you are a first-time buyer or looking to downsize, this property is sure to impress.

For more information or to book a viewing, please contact our Rossendale branch as soon as possible.

| 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.

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- Stunning Apartment In Sought After Location
- Two Double Bedrooms
- Countryside Views
- Parking Space For One Vehicle
- Modern Fixtures And Fittings
- Open Plan Living
- Three Piece Bathroom
- EPC Rating D
- Council Tax Band B
- Tenure Leasehold

Hallway

10'9 x 9'7 (3.28m x 2.92m)

Reception Room/Kitchen

21'1 x 11'6 (6.43m x 3.51m)

Bedroom One

12'8 x 8'9 (3.86m x 2.67m)

Bedroom Two

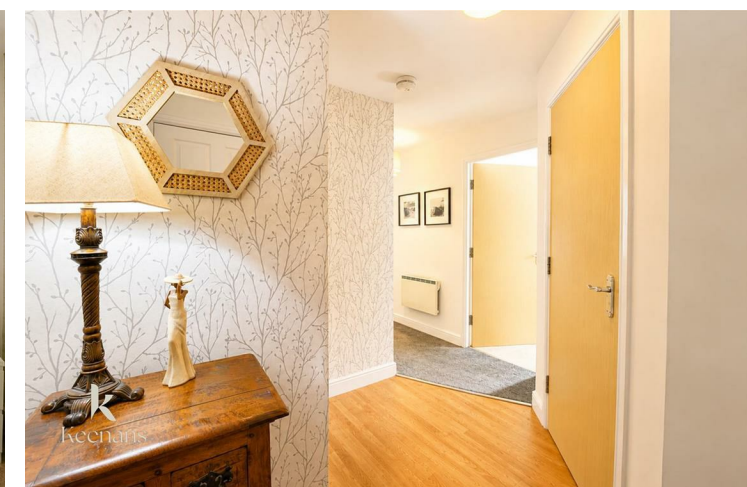
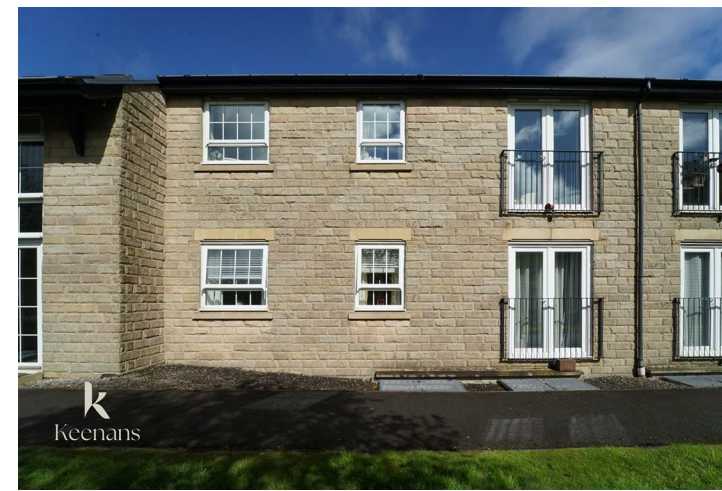
11'1 x 6'9 (3.38m x 2.06m)

Bathroom

7'3 x 6'1 (2.21m x 1.85m)

External

Communal gardens, secure off road parking and stunning views.



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