

Bacup Road, Rossendale, BB4 7PA

Offers Over £300,000

A BEAUTIFULLY PRESENTED FOUR BEDROOM DETACHED FAMILY HOME IN THE HEART OF RAWTENSTALL

Situated in the charming area of Rawtenstall, Bacup Road presents a splendid opportunity to acquire a beautifully presented four-bedroom detached house, perfect for family living. This delightful property boasts a spacious layout that caters to the needs of modern families, offering both comfort and style.

As you step inside, you will be greeted by a warm and inviting atmosphere, with well-proportioned rooms that are filled with natural light. The interior has been thoughtfully designed, ensuring that each space is both functional and aesthetically pleasing. The heart of the home is undoubtedly the generous living area, which provides an ideal setting for family gatherings and entertaining guests.

The four bedrooms are well-sized, providing ample space for relaxation and privacy. Each room offers a tranquil retreat, making it easy to unwind after a long day. The property also benefits from off-road parking, a valuable feature that adds convenience for busy families.

The location in Rawtenstall is particularly appealing, with a range of local amenities, schools, and parks nearby, making it an ideal choice for families seeking a vibrant community. The surrounding area is known for its picturesque landscapes, providing opportunities for outdoor activities and leisurely walks.

In summary, this detached house on Bacup Road is a remarkable family home that combines modern living with a welcoming environment. With its beautiful presentation and practical features, it is sure to attract those looking for a comfortable and stylish residence in the heart of Rossendale. Do not miss the chance to make this wonderful property your new home.

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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4 3 2

- Spacious Terraced Property Set Over Three Floors
- Beautifully Presented Throughout
- Driveway To The Rear For Off Road Parking
- EPC Rating B
- Three Bathrooms Plus WC
- Spacious Reception Rooms and Kitchen Diner
- Tenure Leasehold
- Master Suite With Ensuite and Walk In Wardrobe
- Gardens Front and Back
- Council Tax Band C

Ground Floor

Entrance

Composite door to hallway.

Hallway

18'9 x 7'5 (5.72m x 2.26m)

Central heating radiator, smoke alarm, doors to WC, kitchen/dining area, living room and snug, stairs to first floor and Karddean flooring.

WC

7'7 x 3;4 (2.31m x 0.91m;1.22m)

UPVC double glazed frosted window, central heating radiator, dual flush WC, pedestal wash basin, mixer tap, Amtico flooring

Kitchen Diner

18'9 x 8'1 (5.72m x 2.46m)

UPVC double glazed window, central heating radiator, high gloss wall and base units, laminate worktop, tiled splashback, stainless steel sink and drainer with mixer tap, four ring gas hob, double oven, stainless steel extractor hood, space for fridge freezer, integrated dishwasher, smoke alarm, spotlights, Amtico flooring, pendant lighting

Reception Room

15'9 x 10 (4.80m x 3.05m)

UPVC double glazed window, central heating radiator, feature wall light, Karndean flooring, French doors to garden.

Snug

18'5 x 8'2 (5.61m x 2.49m)

Door leading to rear garden.

First Floor

Landing

9'2 x 7'7 (2.79m x 2.31m)

Doors to bedroom two, bedroom three, bedroom four and bathroom, stairs to second floor.

Bedroom Two

12' x 10'2 (3.66m x 3.10m)

Central heating radiator, feature wall light, door to en suite and UPVC double glazed French doors.

En Suite

10'2 x 3'6 (3.10m x 1.07m)

UPVC double glazed frosted window, central heating radiator, dual flush WC, pedestal wash basin, mixer tap, electric feed shower with rinse head, spotlights, lino flooring

Bedroom Three

13'2 x 8 (4.01m x 2.44m)

UPVC double glazed window, central heating radiator.

Bedroom Four

8'1 x 7'5 (2.46m x 2.26m)

UPVC double glazed window, central heating radiator.

Bathroom

8' x 4'10 (2.44m x 1.47m)

Central heating radiator, dual flush WC, pedestal wash basin, mixer tap, P Shape bath with mixer tap, direct feed shower with rinsehead, extractor fan, partially tiled elevations, spotlights, vinyl flooring

Second Floor

Landing

7'5 x 5'5 (2.26m x 1.65m)

Doors to bedroom one.

Bedroom One

13'4 x 11'10 (4.06m x 3.61m)

UPVC double glazed window, central heating radiator, doors to En-suite and walk in wardrobe.

Walk In Wardrobe

7'9 x 2'11 (2.36m x 0.89m)

En suite

8'1 x 6'11 (2.46m x 2.11m)

Velux window, , dual flush WC, wall mounted wash basin, mixer tap, direct feed single shower with rinse head, partially tiled elevations, lino flooring

Walk in Wardrobe/Storage

7'5 x 5'5 (2.26m x 1.65m)

External

Front

Enclosed garden with slate chipped bedding areas and mature shrubbery, footpath leading to front entrance door.

Rear

Enclosed rear garden with paving and artificial grass. Off road parking to rear.



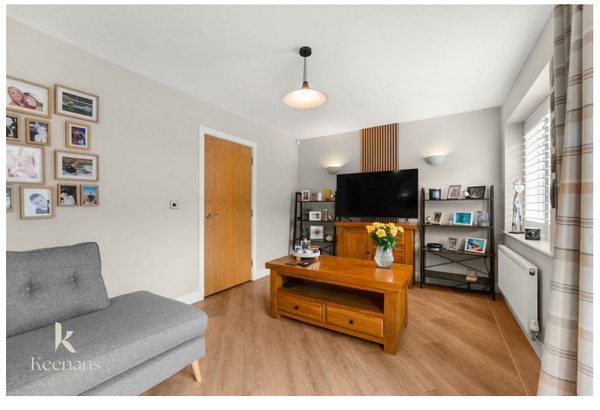


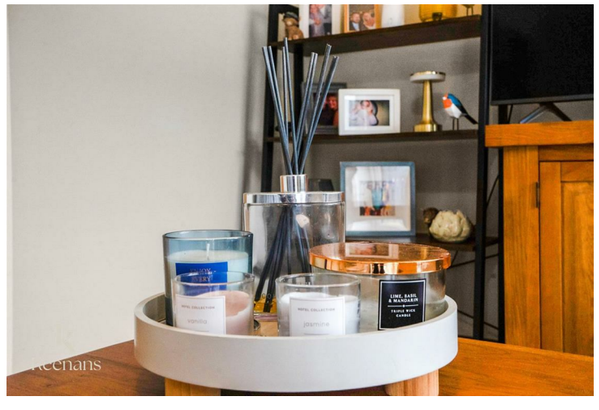












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