



Victoria Court, Chatburn, BB7 4BF

£215,000

CHARMING THREE BEDROOM END TERRACE PROPERTY

Located in the enviable village of Chatburn, Clitheroe, this delightful three-bedroom end terrace house at Victoria Court offers a perfect blend of comfort. The property boasts generously sized bedrooms, making it an ideal home for families or those seeking extra space.

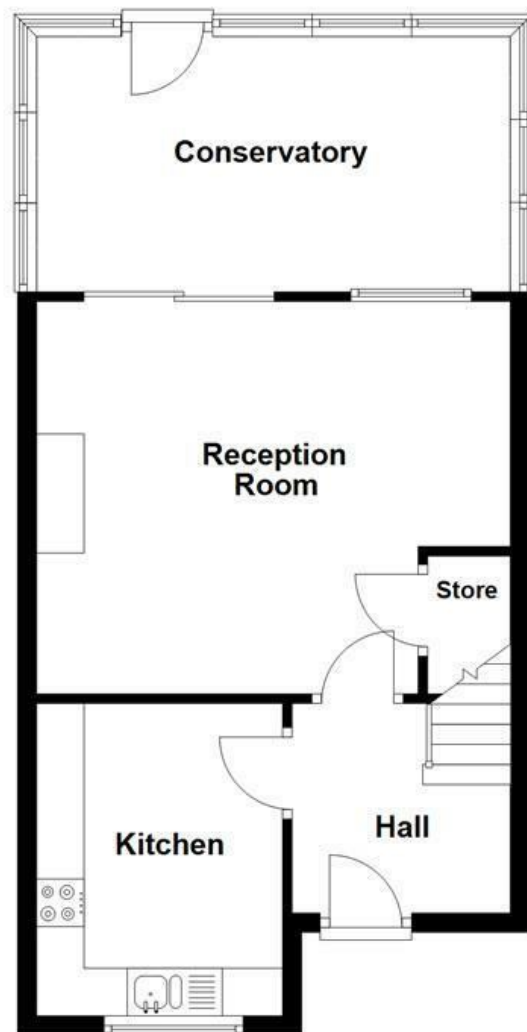
Upon entering, you are welcomed into a cosy lounge that flows seamlessly into a bright conservatory, creating an inviting atmosphere for relaxation and entertaining. The conservatory provides a lovely view of the garden, which is perfect for enjoying sunny days or hosting gatherings with friends and family. The garden itself is a delightful outdoor space, ideal for for gardening enthusiasts to cultivate their green thumbs.

The house features a well-appointed family shower room, ensuring convenience for all residents. The kitchen is functional and ready for your culinary adventures, providing ample space for meal preparation.

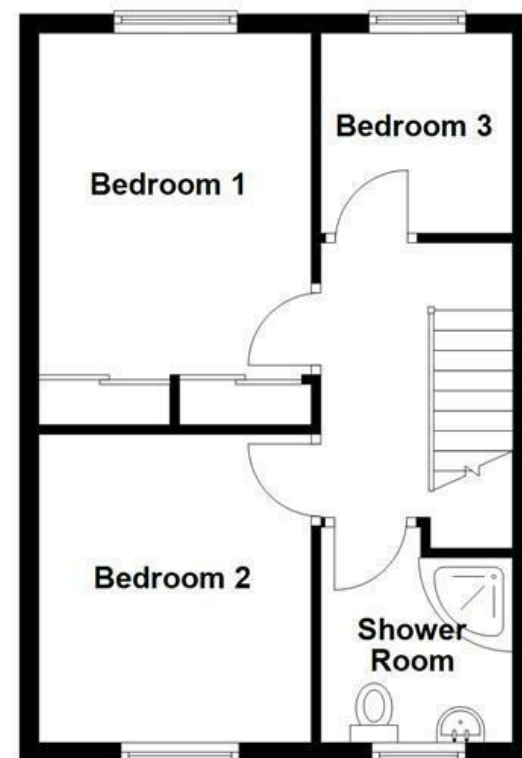
Additionally, the property includes two parking spaces at the front, offering practicality and ease for those with vehicles.

This home is not only a wonderful living space but also a gateway to the picturesque surroundings of Clitheroe, known for its stunning landscapes and vibrant community. With its appealing features and prime location, this property is a must-see for anyone looking to settle in a welcoming neighbourhood.

Ground Floor



First Floor



Energy efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			84
(81-91) B			
(69-80) C		70	
(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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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- Immaculate End Terrace Property
 - Fitted Kitchen
 - Off Road Parking
 - EPC Rating C
- Three Bedrooms
 - Neutral Decoration
 - Tenure Freehold
- Three Piece Shower Room
 - Low Maintenance Rear Garden
 - Council Tax Band B

Ground Floor

Entrance Hall

7'6 x 7'3 (2.29m x 2.21m)

UPVC double glazed frosted front door, central heating radiator, doors leading to kitchen, reception room and stairs to first floor.

Kitchen

10'9 x 8'6 (3.28m x 2.59m)

UPVC double glazed window, central heating radiator, range of wood panelled wall and base units with laminate work surfaces, tiled splashback, stainless steel one and a half bowl sink and drainer with mixer tap, space for oven, space for fridge freezer, plumbing for washing machine, plumbing for dishwasher, wall mounted Worcester boiler and wood effect flooring.

Reception Room

16'3 x 13'6 (4.95m x 4.11m)

Hardwood double glazed window, central heating radiator, coving, gas fire with marble surround and hearth, television point, door to under stairs storage and double glazed sliding door to conservatory.

Conservatory

13'4 x 8'10 (4.06m x 2.69m)

UPVC double glazed windows, UPVC double glazed frosted windows, central heating radiator and UPVC double glazed door to rear.

First Floor

Landing

9'10 x 6'5 (3.00m x 1.96m)

Loft access, smoke detector, doors leading to three bedrooms and shower room.

Bedroom One

11'9 x 9'6 (3.58m x 2.90m)

UPVC double glazed window, central heating radiator and fitted wardrobes.

Bedroom Two

10'8 x 9'5 (3.25m x 2.87m)

UPVC double glazed window and central heating radiator.

Bedroom Three

6'11 x 6'5 (2.11m x 1.96m)

UPVC double glazed window and central heating radiator.

Shower Room

7'5 x 6'4 (2.26m x 1.93m)

UPVC double glazed frosted window, central heating radiator, low basin WC, pedestal wash basin with traditional taps, electric feed shower enclosed, tiled elevations and extractor fan.

External

Rear

Enclosed garden with paving, stone chippings and bedding.

Front

Paving and driveway.



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