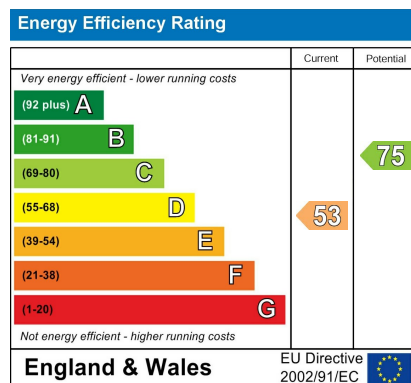
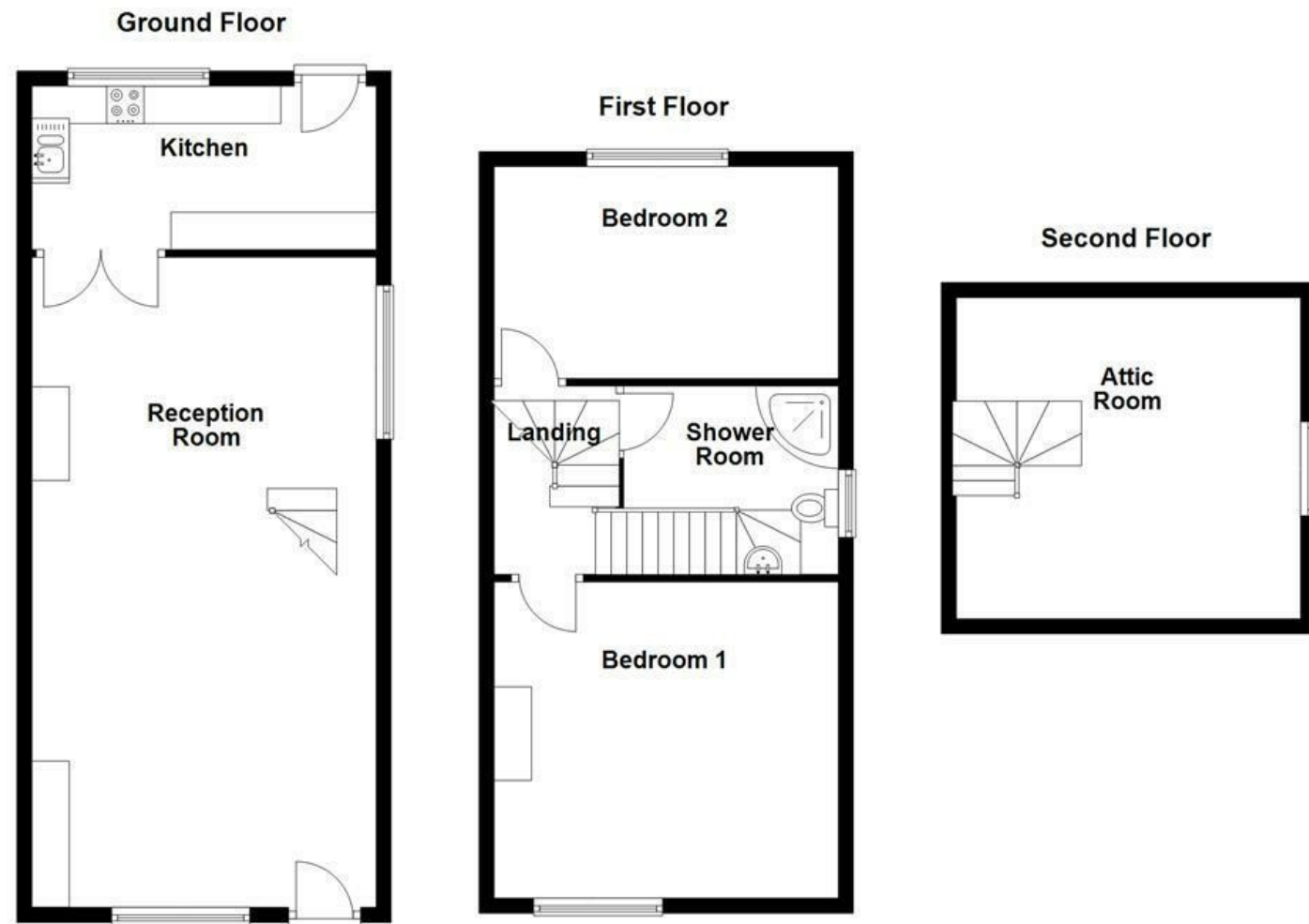




These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as 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.

Burnley Road East, Rossendale, BB4 9PX

£180,000

SPACIOUS TWO BEDROOM END TERRACED PROPERTY WITH VIEWING ESSENTIAL
Situated on Burnley Road East in the charming area of Rossendale, this delightful end terrace house presents an excellent opportunity for both first-time buyers and families alike. The property boasts two generously sized bedrooms, providing ample space for relaxation and rest.

As you enter, you will be greeted by an open plan living space, which is bursting with character, perfect for entertaining guests or enjoying quality time with family. The layout encourages a spacious and welcoming atmosphere, making it an ideal setting for any young couple or family.

One of the standout features of this home is the extensive garden space to the rear, offering a private outdoor retreat where you can unwind. Additionally, the property benefits from off-road parking, ensuring convenience and ease for you and your visitors.

Situated in close proximity to local amenities, you will find everything you need just a stone's throw away. The area is well-served by major commuter routes, making it easy to travel to nearby towns and cities. Families will appreciate the access to well-regarded schools and playgrounds, providing a nurturing environment for children to grow and thrive.

This end terrace house is not just a home; it is a lifestyle choice that combines traditional features, convenience, and community. Do not miss the chance to make this lovely property your own.

Burnley Road East, Rossendale, BB4 9PX

£180,000

 2  1  1  E

- Tenure Freehold
 - Off Road Parking
 - Two Generously Sized Bedrooms
 - Easy Access To Major Commuter Routes
- Council Tax Band A
 - End Terraced Property with Traditional Features
 - Extensive Garden Space
- EPC Rating E
 - Bursting With Character
 - Viewing Essential

Ground Floor

Entrance

UPVC double glazed door to reception room.

Reception Room

28'10 x 15'1 (8.79m x 4.60m)

Two UPVC double glazed windows, two central heating radiators, log burner with stone surround, exposed beams, stairs to first floor and double doors to kitchen.

Kitchen

13'4 x 7'1 (4.06m x 2.16m)

UPVC double glazed window, central heating radiator, range of wall and base units, laminate work top, stainless steel one and a half sink and drainer with mixer tap, double oven in a high rise unit, four ring gas hob, plumbed for washing machine, under counter fridge and freezer, tiled effect flooring and UPVC double glazed door to rear.

First Floor

Landing

8'2 x 5'5 (2.49m x 1.65m)

Central heating radiator, dado rail, doors to two bedrooms, shower room and stairs to second floor.

Bedroom One

15' x 11'7 (4.57m x 3.53m)

UPVC double glazed window and central heating radiator.

Bedroom Two

15' x 9'3 (4.57m x 2.82m)

UPVC double glazed window, central heating radiator and picture rail.

Shower Room

10'3 x 8'2 (3.12m x 2.49m)

UPVC double glazed frosted window, central heating towel rail, electric shower enclosure with part tiled elevation, dual flush WC, vanity wash basin with mixer tap, shaving point and vinyl flooring.

Second Floor

Attic Room

14'11 x 14'2 (4.55m x 4.32m)

UPVC double glazed window.

External

Rear

Paved patio and bridge over river to garden area.

Agents Notes

Solar panels and a battery (all paid for, not leased and V receives payments for electric produced), EV charging point.



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