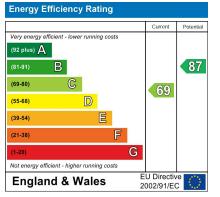


Ground Floor







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.









Shakespeare Street, Burnley, BB12 8RG £115,000

ENVIABLE TWO BEDROOM MID TERRACE PROPERTY

Located on Shakespeare Street in the charming town of Padiham, Burnley, this delightful two-bedroom mid-terrace house presents an excellent opportunity for first-time buyers. The property boasts two spacious reception rooms, each adorned with tasteful decor that creates a warm and inviting atmosphere.

The modern kitchen is well-equipped, providing a functional space for culinary endeavours and family gatherings. Upstairs, you will find two generously sized double bedrooms, perfect for relaxation and rest. The large family bathroom is designed with comfort in mind, ensuring convenience for all residents.

Outside, the property features both a front and rear yard, offering outdoor space for leisure and storage. This home is not only practical but also exudes a sense of charm that makes it a wonderful place to live. With its appealing features and prime location, this mid-terrace house is a fantastic choice for those looking to step onto the property ladder.

Shakespeare Street, Burnley, BB12 8RG £115,000













- Tenure Leasehold
- On Street Parking
- Ideal First Time Buy
- Easy Access To Major Network Links
- Council Tax Band A
- EPC Rating C
- Fitted Kitchen And Three Piece Bathroom Suite Viewing Essential
- Two Well Proportioned Bedrooms Enclosed Rear Yard

Rear

Enclosed yard, paving with outbuilding.

Outbuilding

6'9 x 2'11 (2.06m x 0.89m)

Ground Floor

Entrance UPVC double glazed frosted door to vestibule.

Vestibule

4'6 x 3'3 (1.37m x 0.99m)

11'1 x 3'4 (3.38m x 1.02m)

Central heating radiator, doors to two reception rooms and stairs to first floor, wood effect flooring.

Reception Room One

12'11 x 10'8 (3.94m x 3.25m)

UPVC double glazed bay window, central heating radiator, herringbone effect laminate flooring.

Reception Room Two

14'7 x 14'1 (4.45m x 4.29m)

UPVC double glazed window, central heating radiator, picture rail, smoke alarm, living flame gas fire, door to kitchen and wood effect

Kitchen

13'4 x 6'9 (4.06m x 2.06m)

UPVC double glazed window, matte wall and base units, laminate work top, stainless steel one and a half sink and drainer with mixer tap, oven, four ring gas hob, extractor hood, plumbed for washing machine, space for fridge freezer, plinth heater, wood effect laminate flooring and UPVC frosted door to rear.

First Floor

Landing

8'8 x 5'10 (2.64m x 1.78m)

Doors to two bedrooms and bathroom

Bedroom One

14'10 x 12' (4.52m x 3.66m)

UPVC double glazed window, central heating radiator and coving.

Bedroom Two

10'10 x 8'7 (3.30m x 2.62m)

UPVC double glazed window and central heating radiator.

Bathroom

14'8 x 5'6 (4.47m x 1.68m)

UPVC double glazed frosted window, central heating radiator, two storage cupboards, vanity top wash basin with mixer tap, dual flush WC, P shaped panel bath, overhead direct feed shower, tiled elevation, spotlights, extractor fan and tiled floor.

External

Front

Enclosed courtyard, paving and artificial grass.















