



Falcon & Foxglove

49 Derby Street, Nelson BB9 7RE



Sold with tenants in situ is this two bedroom mid-terrace in this popular area of Nelson. Briefly comprising of a spacious lounge, fitted kitchen, two bedrooms and a bathroom. The property also benefits from double glazing, gas central heating and rear yard.

Located near to local shopping facilities, infant/junior schools, and bus routes to the town centre. The property is only a few minutes drive away from access to M65 motorway providing ideal commuting distance throughout the North West.

- £5100 Per Annum Income
- Two Bedrooms
- Spacious Lounge
- Dining Kitchen
- Bathroom
- EPC Rating D
- Council Tax Band A
- Leasehold (880+ Years)
- Double Glazing
- Gas Central Heating

£75,000



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Please note: Plans are to show room locations only and are not to scale

NOTES:

VIEWING: Strictly by appointment with Falcon & Foxglove Estate Agents Limited

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