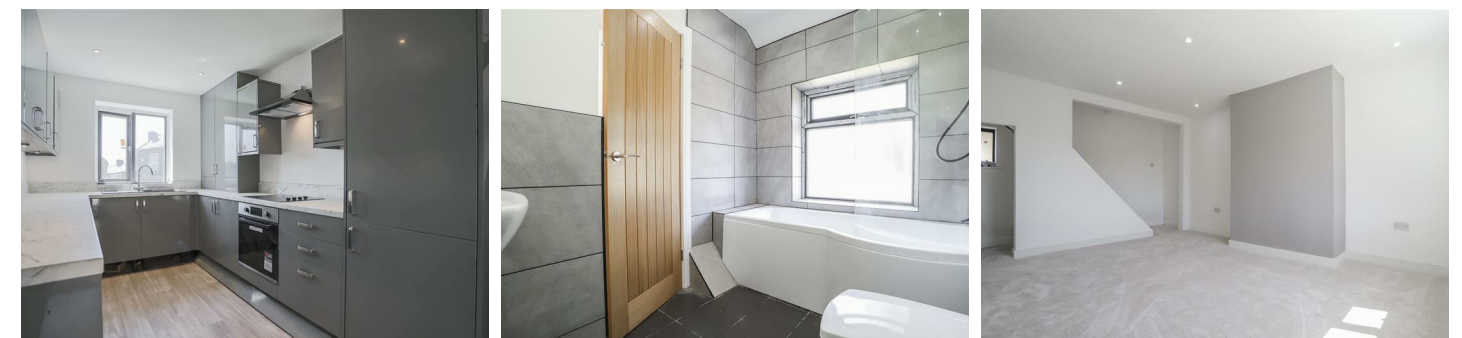


All floorplans are for guidance only. Not to scale. Please check all dimensions and shapes before making any decisions reliant upon them.
Plan produced using PlanUp.



North Street, Colne, BB8 9EA

£995

A NEWLY RENOVATED THREE BEDROOM HOME IN THE HEART OF COLNE.

Keenans are proud to bring to the Rental market this three-bedroom home perfect for a family looking for a property to move straight into. The property has been newly renovated and provides easy access to local amenities, close to well regarded schools as well as providing good access to commuter routes. This property is not one to be missed!

The property comprises briefly, to the ground floor: entrance through to the living room which has stairs to the first floor and a door leading to the kitchen. The kitchen is fitted with wall and base units and has a door providing access to the rear garden.

To the first floor is a landing with doors leading to three bedrooms and a three piece bathroom suite. Externally, to the rear of the property, there is an enclosed tiered garden with access to the front of the property. To the front of the property there is a tarmac driveway for ample off road parking.

For further information, or to arrange a viewing, please contact our Lettings team at your earliest convenience. For the latest upcoming properties, make sure you are following our Instagram @keenans.ea and Facebook @keenansstateagents

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		80
(81-91) B		
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales <small>EU Directive 2002/91/EC</small>		

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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£995

 3  1  1  D

- Must Be Viewed!
 - Driveway For Multiple Vehicles
 - Fitted Kitchen
 - Close Proximity To Amenities And Easy Access To Major Commuter Routes
- Council Tax Band A
 - Three bedroom Semi Detached Property
 - Ideal Family Home
- EPC Rating D
 - Three Piece Bathroom Suite
 - Newly Renovated

Ground Floor

Entrance

Via a composite front door to living room.

Living Room

17'10 x 12'8 (5.44m x 3.86m)

Two UPVC double glazed windows, central heating radiator, spotlights, stairs to first floor and door to kitchen.

Kitchen

17'6 x 7'11 (5.33m x 2.41m)

UPVC double glazed window, central heating radiator, grey wall and base units, laminate work top, composite sink and drainer with mixer tap, oven, four ring electric hob, extractor hood, fridge freezer, spotlights, plumbed for washing machine, boiler, door to living room and wood effect floor.

First Floor

Landing

7'2 x 5'8 (2.18m x 1.73m)

UPVC double glazed window, access to attic, doors to three bedrooms and bathroom.

Bedroom One

11'6 x 10'8 (3.51m x 3.25m)

UPVC double glazed window and central heating radiator.

Bedroom Two

11'5 x 10'4 (3.48m x 3.15m)

UPVC double glazed window, central heating radiator and spotlights.

Bedroom Three

8'9 x 7'4 (2.67m x 2.24m)

UPVC double glazed window, central heating radiator and spotlights.

Bathroom

8'2 x 5'11 (2.49m x 1.80m)

UPVC double glazed frosted window, three piece suite, dual flush WC, pedestal wash basin with mixer tap, P shaped bath with mixer tap, main feed rain fall head shower and rinse head, part tiled elevation, tiled floor and spotlights.

External

Rear

Enclosed garden, paved patio and lawn.

Front

Tarmacadam drive.



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