

HUNTERS[®]

HERE TO GET *you* THERE



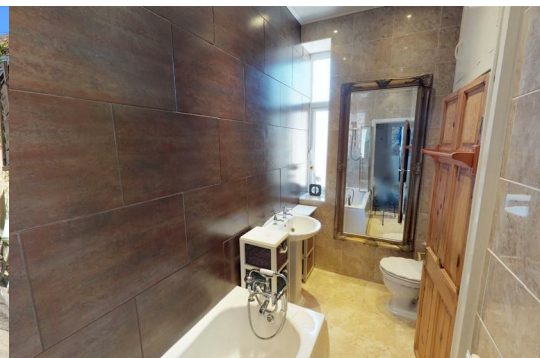
Bolton Road

Darwen, BB3 2JR

£695 Per Month



WHITEHALL LOCATION - 2 SITTING ROOMS - 2 BEDROOMS - MODERN BATHROOM & KITCHEN - GOOD SIZE YARD



LOUNGE (11'2" x 12'6") ((3.40 x 3.81))

Complimenting this room is an oak effect wood flooring. There is an open fireplace fitted with an electric stove, however there is the option to fit a multi fuel burner in situ if you so desire.

SITTING ROOM (15'1" x 17'9") ((4.6 x 5.4))

Currently used as a dining room, this spacious room is a great social room as there is space for a large dining table and chairs, and other additional pieces of furniture, or alternatively would make a superb 2nd sitting room.

KITCHEN (6'11" x 7'7") ((2.1 x 2.3))

This is a modern fitted kitchen with ample wall and base units, complimented with contemporary tiles and a glass overhead extractor fan above the free standing cooker.

BEDROOM ONE (12'6" x 15'1") ((3.81 x 4.60))

The master bedroom in this property is extremely spacious , with wooden flooring and stylish décor.

BEDROOM TWO (8'6" x 13'1") ((2.59 x 3.99))

The double bedroom in this property is a very good size. Ideal for a growing child.

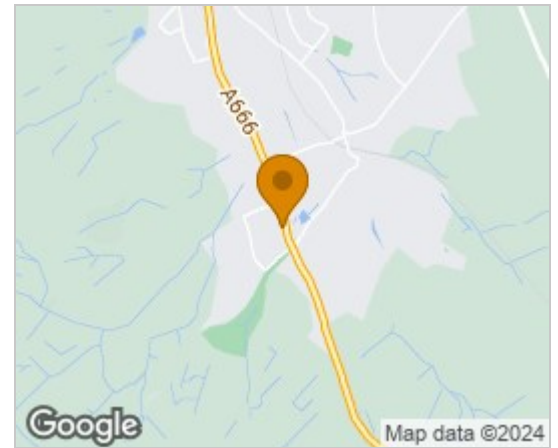
BATHROOM (5'11" x 10'10") ((1.8 x 3.3))

This beautiful 3-piece bathroom will leave you with your mouth wide open as you walk in. With beautiful tiles making up the floor and the walls, this absolutely stunning room gives off the feeling of luxury. The bathroom contains a bath/shower, a sink and a toilet.

FRONT

REAR YARD

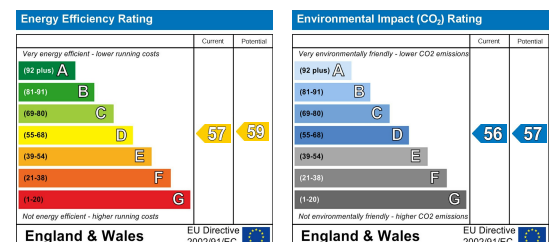
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

207-209 Duckworth Street, Darwen, Lancashire, BB3 1AU

Tel: 01254 706471 Email: lettingsteam@hunters.com <https://www.hunters.com>