



SIMPLE LIFE



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## Queen Victoria Place, Blackburn, BB2

£1,125 PCM

Situated just outside of Blackburn, Queen Victoria Place has something to offer to all. This Lancashire development benefits from excellent transport links, brilliant provision for amenity and the nearby A666 allows for easy access to Blackburn centre and the Greater Manchester area.

The Ellesmere is a stunning home built with your needs in mind. Downstairs, there is a generous living room, hallway and WC. The rear of the property has a magnificent living/kitchen area with a range of contemporary fitted units with integrated appliances. The room has French windows opening onto and overlooking the rear garden as well as a series of skylights which flood the room with light – an ideal space for both family time and entertaining.

Upstairs there is a spacious family bathroom complete with a bath and shower, a master bedroom with fitted, mirrored wardrobes and two further well-proportioned bedrooms. At the top of the stairs you will also find a handy store cupboard.

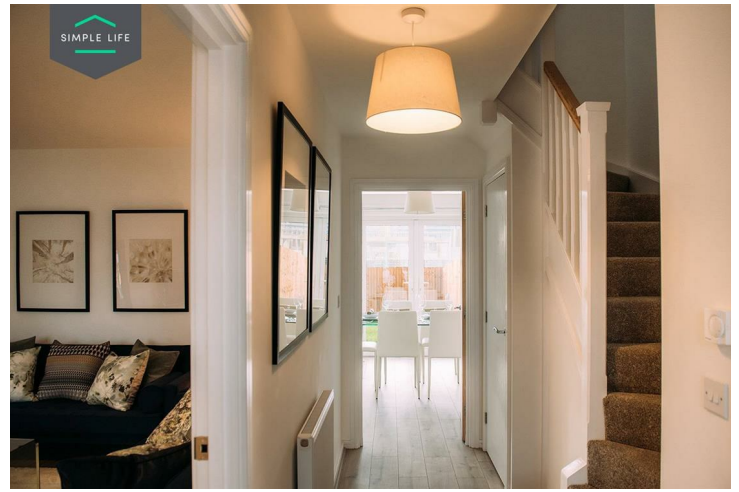
With several Ofsted rated 'Good' and 'Outstanding' schools within 2 miles, families will be well placed for education, and commuting couldn't be any easier as Mill Hill train station is approximately 0.2 miles away offering direct services to Preston, Burnley and Darwen.

Your shopping and employment needs will be well catered for as Blackburn's largest retail park 'The Mall' is only 1 mile away. Further to this, there is an Asda Superstore, Tesco express and Sainsbury's local all within a mile of the site making Queen Victoria Place the Queen of convenience.

Access the site via Queen Victoria Street, using the postcode BB2 2QZ.

Deposit: £1290  
Unfurnished  
Council tax: B  
Available 14th May 2025





## Key Features

- Car Parking Space
- Dishwasher
- Washing/drying machine
- Carpets up the stairs and in the bedrooms
- Blinds in the bedrooms
- Security Alarm
- Fridge-freezer
- Modern kitchen worktops and units
- Private back garden

## Location

