



6 Olde Back Lane

Burnley, Burnley

This 2025 home on Olde Back Lane combines traditional craftsmanship with modern design. Expansive glazing, striking finishes, and a black kitchen define the interior, with premium materials and clean lines creating impressive spaces. A master suite features a freestanding bath and floor-to-ceiling windows, while the property boasts a sweeping driveway and landscaped frontage for privacy and exclusivity. Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: A

- Stylish open plan living space
- Built in 2025
- Sleek black matt finish throughout the property
- Large driveway with ample parking and expansive grounds
- Outbuilding with multiple uses and solar panels
- Flooded with natural light throughout



Lounge area – open plan

The heart of the home – Herringbone flooring, floating oak & glass staircase, floor to ceiling windows, a space for a large dining table perfect for hosting, TV point, spotlights to the ceiling, radiator and patio doors leading to the rear aspect. This whole area is thoughtfully designed for comfort and ideal for modern family living.

Kitchen – open plan

The kitchen is a real showstopper – is matte black finish really sets the tone for this well designed and stylish kitchen. With integrated appliances such as oven, microwave and fridge / freezer and lots of storage space this kitchen is both functional and unique. It has a sleek island with storage and a sink with mixer tap and overhead extraction point with lighting. This really does add to the over all theme of this open living space creating a perfect environment for family living or for hosting.

Downstairs WC

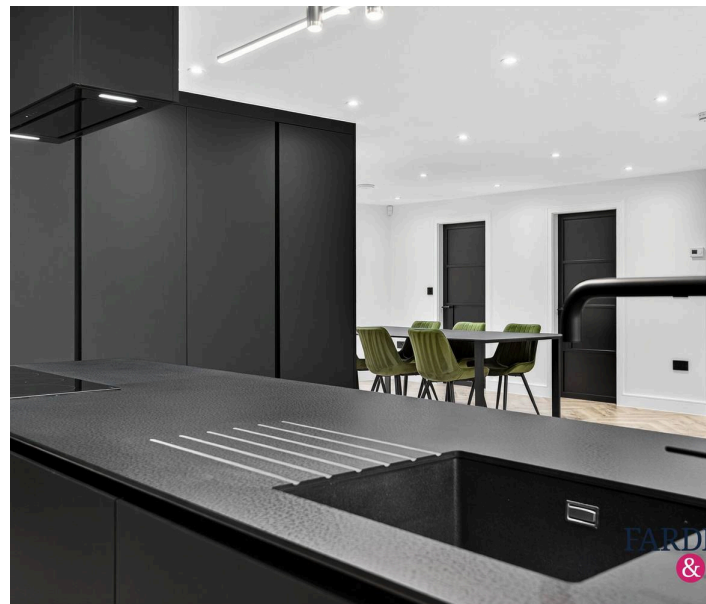
Continuing with the matte black theme this WC has push button toilet, frosted uPVC double glazed window, vanity unit with black tap, Herringbone flooring and spotlights to the ceiling.

Landing

The landing sits at the top of a floating staircase with oak steps, black steel supports, and glass balustrades. Bright and open, it overlooks the living area below like a gallery. Sleek black doors lead to the upstairs rooms, continuing the modern style. This space is a bold design feature that immediately catches the eye.

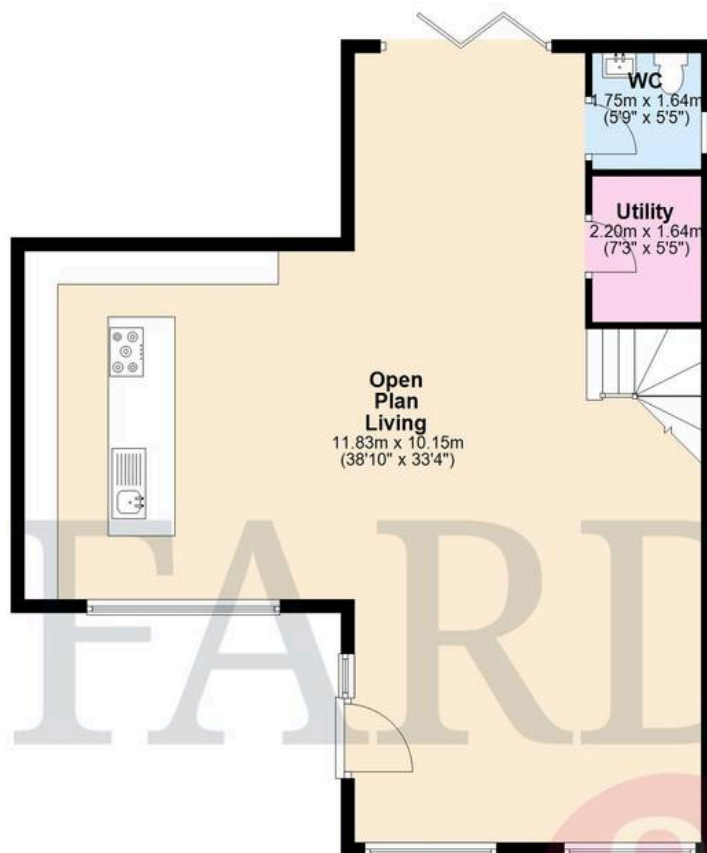
Bedroom one – (bathroom en suite)

The master suite delivers a sense of calm luxury, defined by generous space and carefully considered details. A dramatic window fills the room with natural light and frames sweeping views of the grounds. Custom wardrobes are built in for a streamlined look, while a crisp monochrome scheme keeps the design simple and refined. The adjoining en-suite continues the indulgent feel, with a sculptural black freestanding bath, a rainfall shower, and a wall-mounted vanity. Large tiles and subtle finishes tie everything together, giving the space the

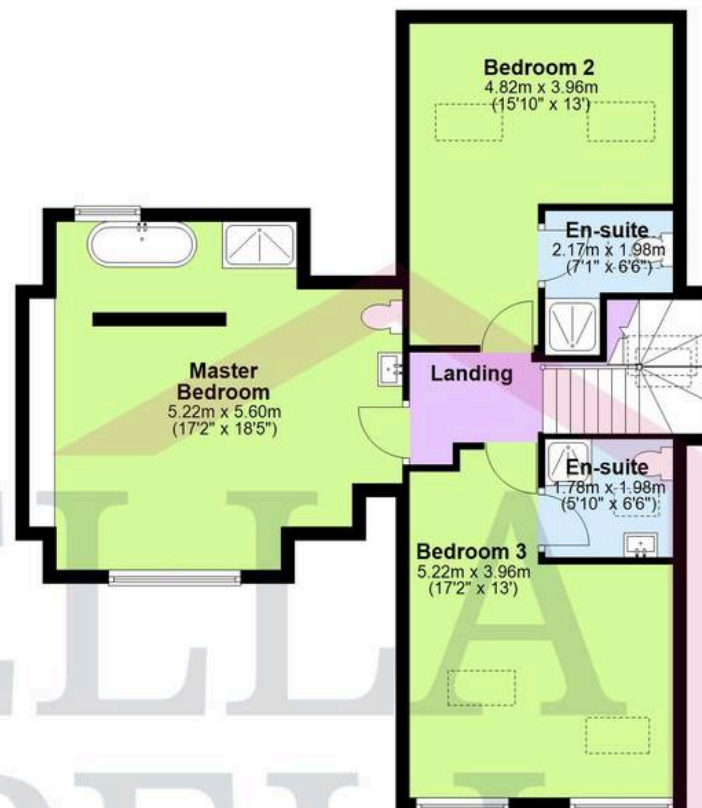




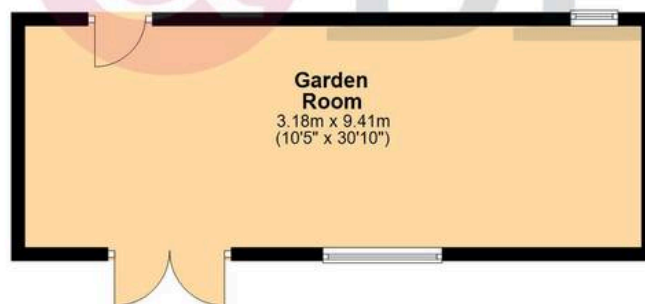
Ground Floor



First Floor



Outbuilding



Total area: approx. 189.6 sq. metres (2040.8 sq. feet)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).
Plan produced using PlanUp.

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FRONT GARDEN

Large stone chipped driveway suitable for multiple cars. There is also a laid to lawn area.

REAR GARDEN

Stone chipped areas to the side and rear and fenced boundaries.

DRIVEWAY

6 Parking Spaces





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