



148 Water Street

Accrington, Lancashire, BB5 6QZ

Asking Price £49,950



Superb Investment Opportunity being sold with long term tenants in situ!! This is a One Bedroom First Floor flat comprising: Entrance with staircase to the accommodation, Lounge, Dining Kitchen, Master Bedroom and Bathroom. Warmed by Gas Central Heating and uPVC Double Glazing. Shared Enclosed Rear Yard. A great property ideally situated close to amenities, Town Centre and the Coppice.



Entrance
UPVC Main Front Door. Stairs to First Floor. Storage Cupboard.

Lounge 13'30 x 15'22 (3.96m x 4.57m)
UPVC Double Glazed Window and Central Heating Radiator. Fireplace. Storage Cupboard.

Dining Kitchen 10'68 x 8'56 (3.05m x 2.44m)
UPVC Double Glazed Window and Central Heating Radiator. Medium Oak Fitted Wall and Base Units with Work Surfaces and Tile Surrounds. Plumbing for Washing Machine.

Bedroom 15'68 max x 11'33 (4.57m max x 3.35m)
UPVC Double Glazed Window and Central Heating Radiator.

Bathroom
UPVC Double Glazed Window and Central Heating Radiator. Three Piece Suite Comprising of Panelled Bath, Wash Basin and WC. Airing Cupboard.

External
Shared Enclosed Rear Yard.

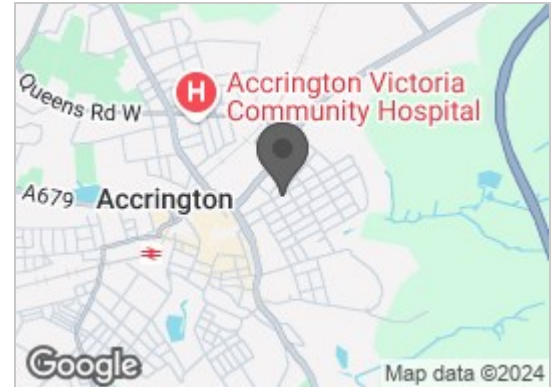
Disclaimer 1
Please note that we do not know the condition of the gas appliances or heating systems mentioned in these sales particulars

Disclaimer 2
All fixtures and fittings in the property are excluded unless otherwise stated.

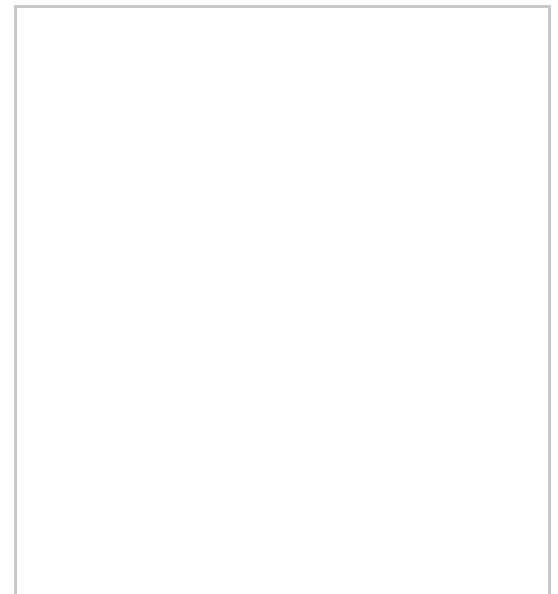
Disclaimer 3
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Can we help..
THINKING OF SELLING? For a Free Valuation of your property without obligation contact: SHARP ESTATE AGENTS on 01254 387001.

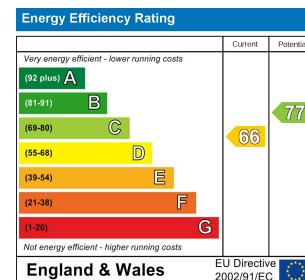
Area Map



Floor Plans



Energy Efficiency Graph



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