

19 Marsden Height Close, Brierfield, Nelson, BB9 0FA
Price £279,950
Council Tax Band: D



Wake up to the most breathtaking views of Pendle Hill right from your bedroom — 180 degrees of uninterrupted countryside scenery setting the perfect backdrop for this impressive, spacious family home.

Nestled on a quiet cul-de-sac, this semi-detached townhouse offers everything a modern family could need. As you arrive, a double driveway welcomes you to the property.

On the ground floor, you'll find a versatile bedroom or office, a utility room, a downstairs WC, and plenty of storage cupboards. The converted garage now serves as a bright and airy lounge, with large windows flooding the space with natural light.

The first floor features a stunning open-plan kitchen and dining area. The kitchen is arranged in a stylish horseshoe design, complete with integrated double electric oven, five-ring gas hob, and dishwasher. The dining area opens through sliding patio doors onto a tiered garden with a flagged seating area, raised decking, and flower beds.

Also on the first floor is a second lounge, featuring a gas fire and panoramic views of Pendle Hill — the perfect space to unwind. A three-piece family bathroom with panelled bath, pedestal wash basin, and low-level WC and a generous single bedroom, ideal for guests, complete this level.

Upstairs, the top floor hosts three bedrooms, including the showstopping master suite. The main bedroom offers spectacular, unobstructed 180° views of Pendle Hill and an en-suite shower room with a low-level WC, pedestal wash basin, and quadrant shower.



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