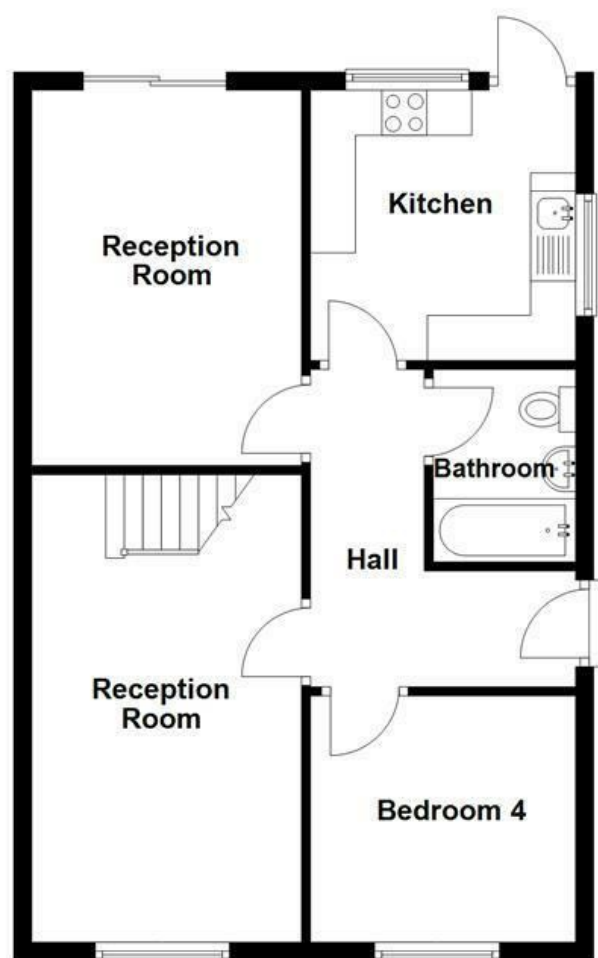
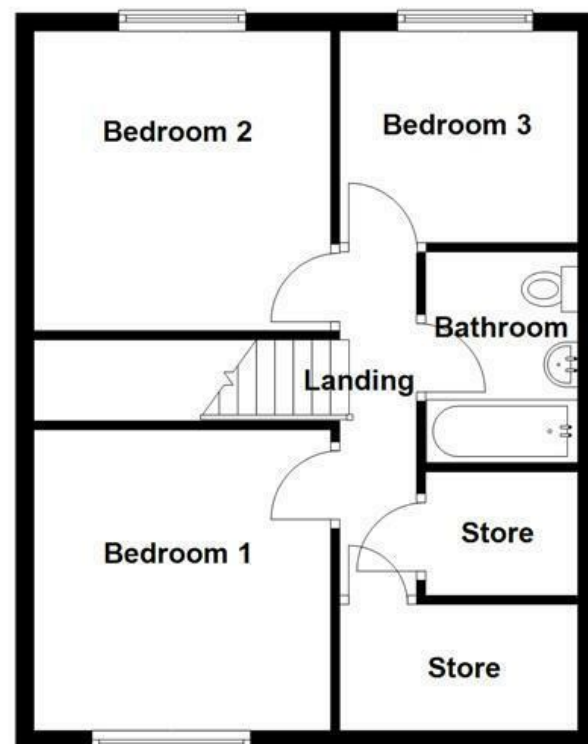


Ground Floor



First Floor



All floorplans are for guidance only. Not to scale. Please check all dimensions and shapes before making any decisions reliant upon them.
Plan produced using PlanUp.



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	83
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
63	
England & Wales	EU Directive 2002/91/EC

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Chatterton Drive, Accrington, BB5 2TD

Offers Over £210,000

SPACIOUS FAMILY HOME IN ENVIABLE POSITION

Welcome to this charming semi-detached house located on Chatterton Drive in the much sought after area of Baxenden. This spacious family home boasts a large driveway and garden, perfect for enjoying the outdoors with your loved ones.

Situated on a private plot at the top of a popular residential estate, this property offers a peaceful and secure environment for you and your family. With easy access to local amenities, you'll find everything you need just a stone's throw away. Additionally, the short drive to main transport links makes commuting a breeze.

Don't miss the opportunity to make this house your home and create lasting memories in this wonderful community. Contact our Accrington branch today to arrange a viewing and take the first step towards your dream home on Chatterton Drive.

Chatterton Drive, Accrington, BB5 2TD

Offers Over £210,000



- Exquisite Semi Detached Property
- Two Bathroom
- Off Road Parking
- EPC Rating: D
- Four Bedrooms
- Contemporary Fitted Kitchen
- Tenure Leasehold
- Two Reception Rooms
- Enclosed Rear Garden
- Council Tax Band: C

Ground Floor

Hall

10'6 x 8'9 (3.20m x 2.67m)
Composite entrance door, central heating radiator, doors to two reception rooms, kitchen, bedroom four and bathroom.

Reception Room One

17'8 x 10'8 (5.38m x 3.25m)
UPVC double glazed window, central heating radiator, TV point and stairs to first floor.

Reception Room Two

13'8 x 9'7 (4.17m x 2.92m)
UPVC double glazed window and central heating radiator.

Bedroom Four

9' x 8'10 (2.74m x 2.69m)
UPVC double glazed window and central heating radiator.

Bathroom

7'1 x 5'2 (2.16m x 1.57m)
UPVC double glazed frosted window, central heating radiator, spotlights. low level WC, pedestal wash basin with mixer tap, panelled bath with mixer tap and tiled elevations.

Kitchen

9'10 x 9'8 (3.00m x 2.95m)
Two UPVC double glazed windows, wood effect wall and base units, laminate worktops, four burner gas hob, tiled splashback, stainless steel sink with draining board and traditional taps, plumbing for dishwasher and washing machine, space for fridge freezer and door to rear.

First Floor

Landing

10'4 x 3'1 (3.15m x 0.94m)
Doors to three bedrooms, bathroom and two store rooms.

Bedroom One

10'11 x 10'10 (3.33m x 3.30m)
UPVC double glazed window and central heating radiator.

Bedroom Two

10'9 x 10'6 (3.28m x 3.20m)
UPVC double glazed window and central heating radiator.

Bedroom Three

9'7 x 7'4 (2.92m x 2.24m)
UPVC double glazed window and central heating radiator.

Bathroom

7'8 x 5'7 (2.34m x 1.70m)
UPVC double glazed frosted window, central heated towel rail, dual flush WC, vanity top wash basin with mixer tap, panelled bath with mixer tap, tiled elevations and laminate flooring.

External

Rear

Tiered garden with paved patio.

Front

Paved driveway and stone chipped garden area.



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