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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Friday 24th October 2025



**JOHN HALLOWS WAY, NEWCHURCH-IN-PENDLE,
BURNLEY, BB12**

Pendle Hill Properties

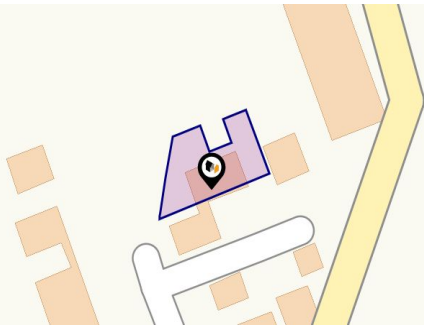
154 Whalley Road Read BB12 7PN

01282 772048

india@pendlehillproperties.co.uk

www.pendlehillproperties.co.uk





Property

Type:	Detached
Bedrooms:	5
Floor Area:	2,049 ft ² / 190 m ²
Plot Area:	0.09 acres
Council Tax :	Band F
Annual Estimate:	£3,662
Title Number:	LAN279341

Local Area

Local Authority:	Lancashire
Conservation Area:	Newchurch and Spenbrook

Flood Risk:	
● Rivers & Seas	Very low
● Surface Water	Very low

Estimated Broadband Speeds

(Standard - Superfast - Ultrafast)

8
mb/s



1800
mb/s



Mobile Coverage:

(based on calls indoors)

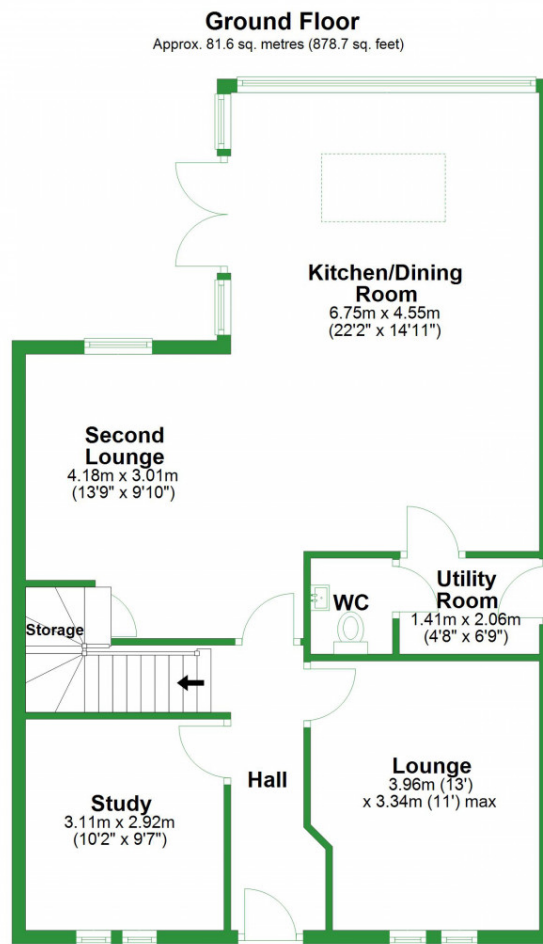


Satellite/Fibre TV Availability:





JOHN HALLOWS WAY, NEWCHURCH-IN-PENDLE, BURNLEY, BB12

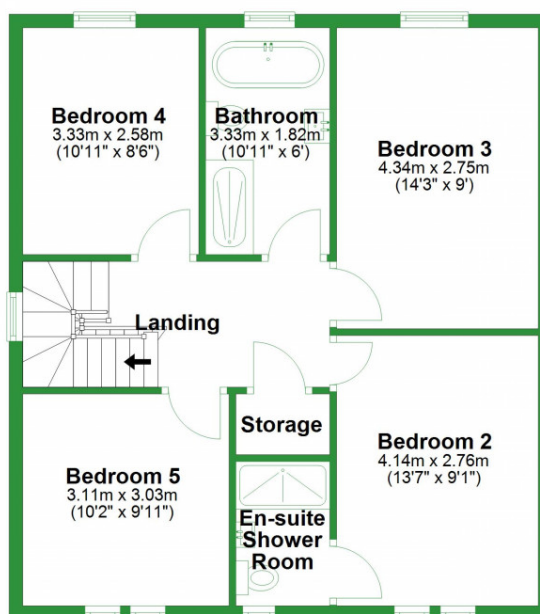


Total area: approx. 190.4 sq. metres (2049.8 sq. feet)

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First Floor

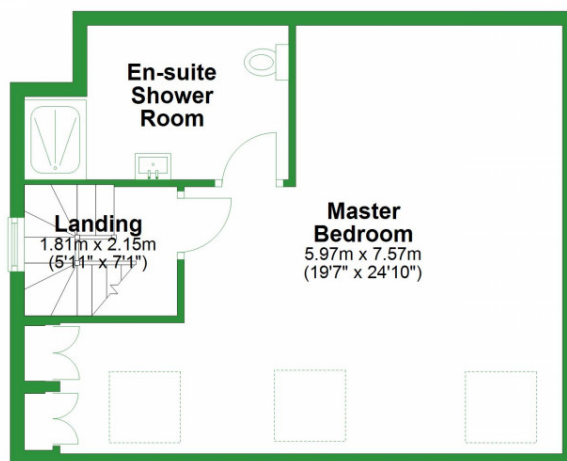
Approx. 64.1 sq. metres (690.4 sq. feet)



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Second Floor

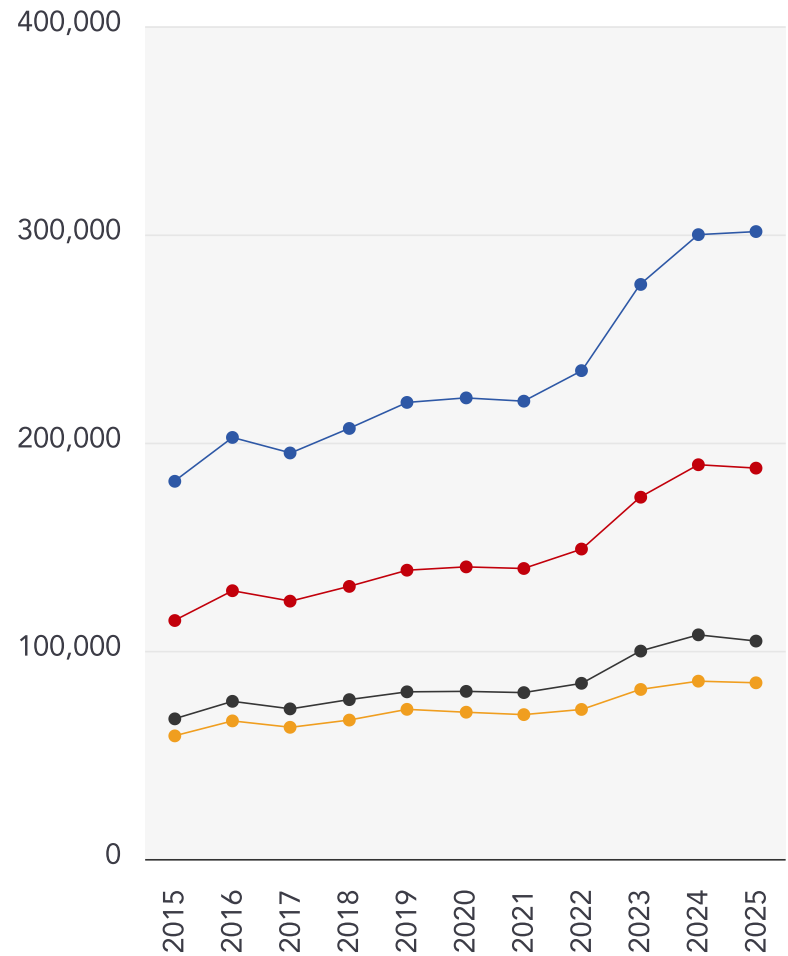
Approx. 44.7 sq. metres (480.6 sq. feet)



Market

House Price Statistics

10 Year History of Average House Prices by Property Type in BB12



Detached

+66.12%

Semi-Detached

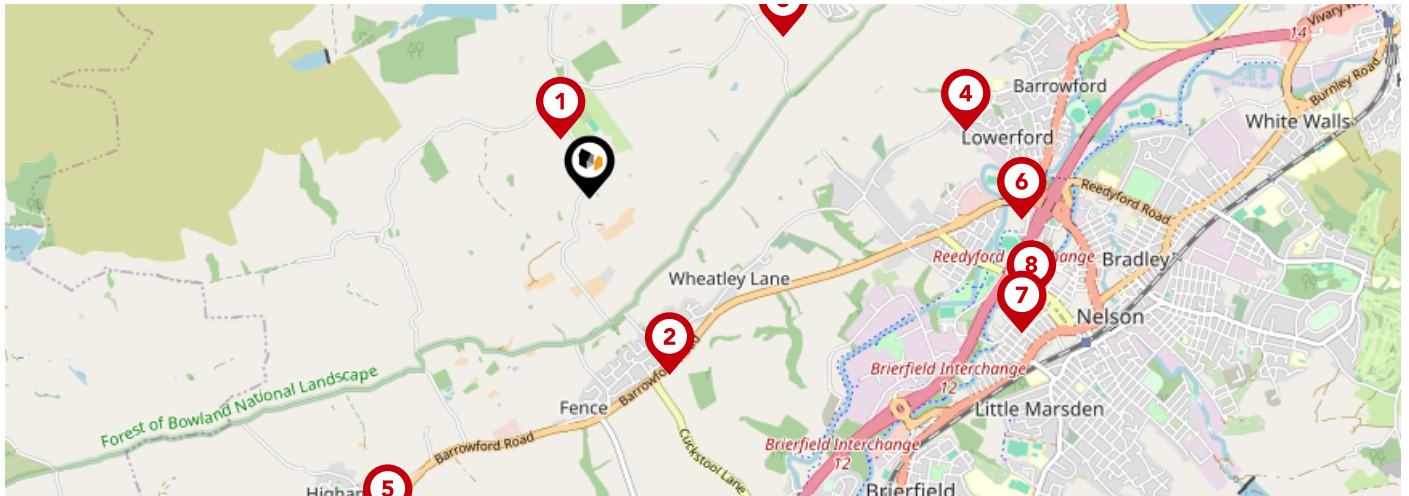
+63.91%

Terraced

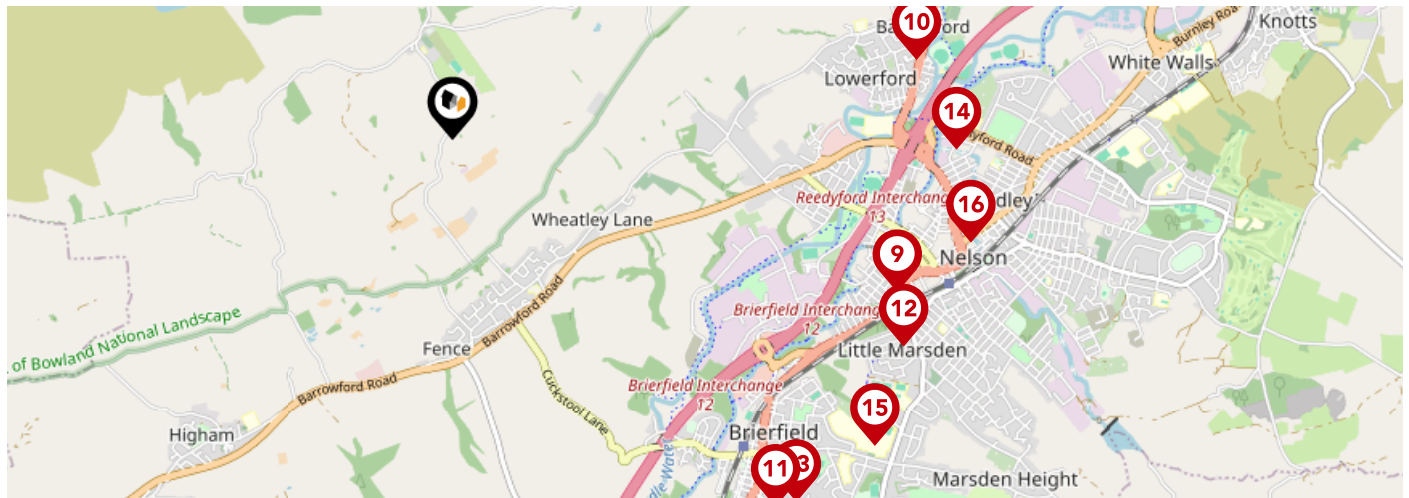
+55.51%

Flat

+43.12%



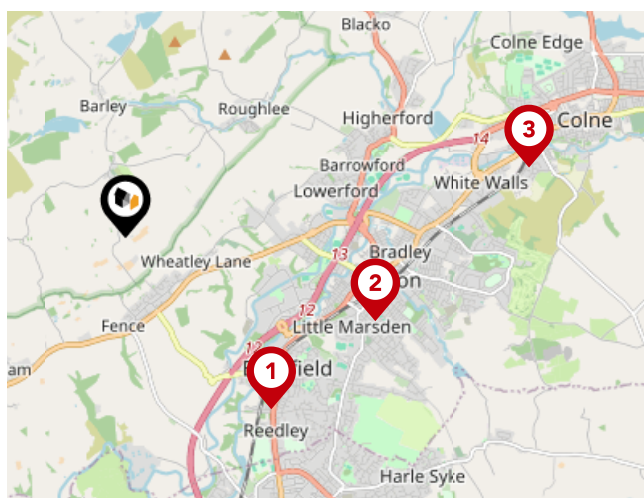
		Nursery	Primary	Secondary	College	Private
1	Newchurch-In-Pendle St Mary's Church of England Primary School Ofsted Rating: Good Pupils: 55 Distance:0.29	☐	☒	☐	☐	☐
2	Wheatley Lane Methodist Primary School Ofsted Rating: Good Pupils:0 Distance:0.85	☐	☒	☐	☐	☐
3	Roughlee Church of England Primary School Ofsted Rating: Good Pupils: 49 Distance:1.11	☐	☒	☐	☐	☐
4	Barrowford St Thomas Church of England Primary School Ofsted Rating: Outstanding Pupils: 119 Distance:1.68	☐	☒	☐	☐	☐
5	Higham St John's Church of England Primary School Ofsted Rating: Good Pupils: 127 Distance:1.68	☐	☒	☐	☐	☐
6	Nelson and Colne College Ofsted Rating: Outstanding Pupils:0 Distance:1.9	☐	☐	☒	☐	☐
7	Lomeshaye Junior School Ofsted Rating: Good Pupils: 366 Distance:1.98	☐	☒	☐	☐	☐
8	Al-Ikhlaas Primary School Ofsted Rating: Not Rated Pupils: 151 Distance:1.99	☐	☒	☐	☐	☐



		Nursery	Primary	Secondary	College	Private
9	Whitefield Infant School and Nursery Ofsted Rating: Outstanding Pupils: 326 Distance:2.06	☐	☒	☐	☐	☐
10	Barrowford School Ofsted Rating: Good Pupils: 296 Distance:2.06	☐	☒	☐	☐	☐
11	Pendle Primary Academy Ofsted Rating: Good Pupils: 412 Distance:2.14	☐	☒	☐	☐	☐
12	St John Southworth RC Primary School, A Voluntary Academy Ofsted Rating: Good Pupils: 209 Distance:2.17	☐	☒	☐	☐	☐
13	Woodfield Nursery School Ofsted Rating: Good Pupils: 119 Distance:2.19	☒	☐	☐	☐	☐
14	Holy Saviour Roman Catholic Primary School, Nelson Ofsted Rating: Good Pupils: 202 Distance:2.21	☐	☒	☐	☐	☐
15	Marsden Heights Community College Ofsted Rating: Good Pupils: 1037 Distance:2.28	☐	☐	☒	☐	☐
16	Bradley Nursery School Ofsted Rating: Good Pupils: 192 Distance:2.31	☒	☐	☐	☐	☐

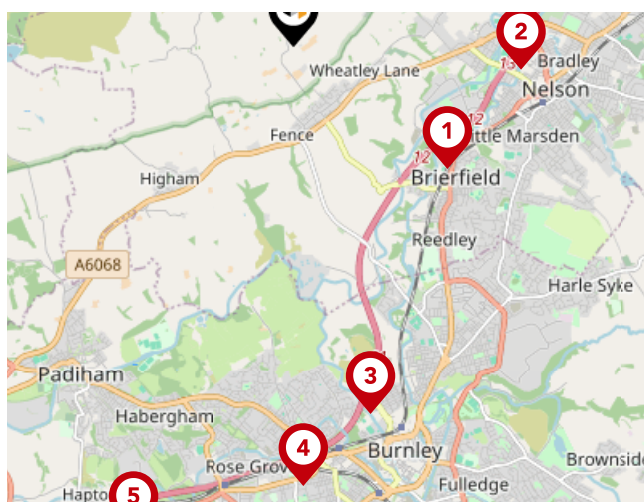
Area

Transport (National)



National Rail Stations

Pin	Name	Distance
1	Brierfield Rail Station	1.97 miles
2	Nelson Rail Station	2.3 miles
3	Colne Rail Station	3.57 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M65 J12	1.71 miles
2	M65 J13	2 miles
3	M65 J11	3.28 miles
4	M65 J10	3.85 miles
5	M65 J9	4.49 miles

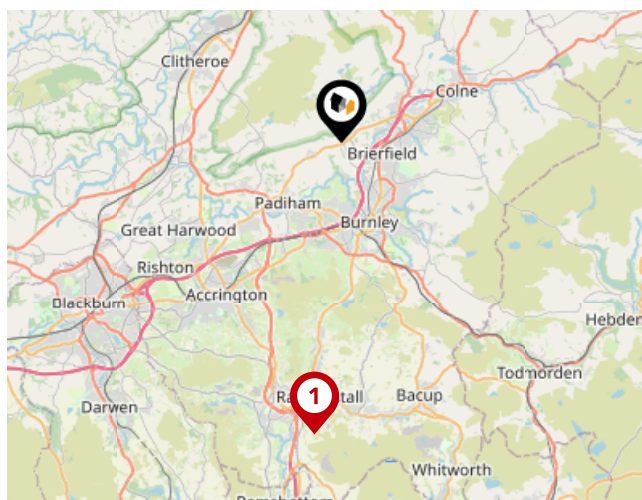
Area

Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Spenbrook Mill	0.06 miles
2	Witches Galore	0.39 miles
3	Clarion House	0.59 miles
4	Harpers Inn	0.77 miles
5	Old Laund Street	0.8 miles



Local Connections

Pin	Name	Distance
1	Rawtenstall (East Lancashire Railway)	10.22 miles



Pendle Hill Properties

If you are looking for exceptional service, high level sales skills and a team driven by success look no further than Pendle Hill Properties.

At Pendle Hill Properties we pride ourselves on offering the very best personal service and help buyers, sellers, landlords and tenants alike achieve their aims.

From the very first moment you call us you will feel secure in the knowledge that you are in safe and reliable hands. We take away the stress of property selection and buying and make the whole process simple and painless. Not only that but we have access to a team of partners who can provide legal, mortgage and financial advice, surveys, and provide a range of products tailored to your needs. In short Pendle Hill Properties is your one stop property shop.

Testimonial 1



A super big Thank you to Andrew and all the team at Pendle Hill Properties for selling my house quickly. The service and communication from this company was second to none. Highly recommended. 5 star review from me.

Testimonial 2



Moved to Pendle Hill properties after a really poor experience with a previous agent and immediately saw a difference from the photographs and marketing, to the number of viewings. Andrew worked hard to get our sale to completion and was always contactable for any queries. Would recommend.

Testimonial 3



We used Pendle Properties to both sell our home, and rent our new home. It's a family-run company, and that really comes over in the service. You get that personal touch that is so often missing from high street estate agents. They care about their service. Our property in Cliviger was advertised and sold within 10 weeks, thanks to some great promotion across all platforms. They are strong and creative on social media. All in all, we'd highly recommend!

Testimonial 4



Hi, So Andrew and Thomas took on a very niche house. They were aligned with the way I wanted to house marketed right from the offset. Always available to contact even out of work hours. Due diligence on buyers made to a high level. A very personal approach to dealing with buyers and vendors. Succeeded in the sale of our house. Recommended their services. Thanks



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Pendle Hill Properties

Data Quality

We are committed to comprehensive property data being made available upfront to make the home buying and selling process quicker, easier and cheaper. This is why we have partnered with Sprift, the UK's leading supplier of property-specific data.



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Valuation Office
Agency

