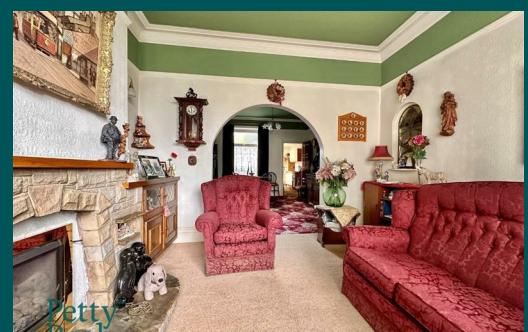


Because life is

Petty<sup>TM</sup>  
Real

249 Keighley Road  
Colne  
BB8 7HA



For Sale

Price £165,000

- Spacious mid-terrace
- Sought after location
- Ideal for family
- Hallway
- Lounge

- Dining room
- Extended kitchen
- Two bedrooms plus attic
- Three piece bathroom
- Yard & garden to the rear



This spacious mid-terrace property on Keighley Road in Colne is the perfect home for a growing family. Upon entering, you are welcomed by a convenient vestibule leading into a hallway that offers access to the main living spaces. The property boasts two generous reception rooms, providing plenty of space for entertaining or relaxing with family.

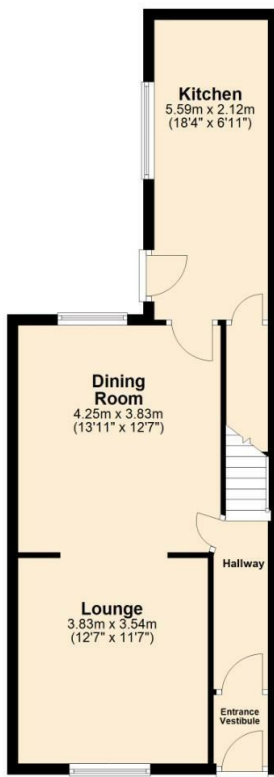
The kitchen, located at the rear, has been extended to offer additional space, making it ideal for those who enjoy cooking. The kitchen benefits from a wealth of fixtures and fittings, providing a functional environment. There is ample storage and worktop space, perfect for family living.

Upstairs, you will find two spacious double bedrooms, both offering plenty of natural light. The family bathroom is a three-piece suite, providing everything you need for day-to-day convenience. Additionally, the property includes an attic, which could be used for extra storage or as a potential home office or play area.

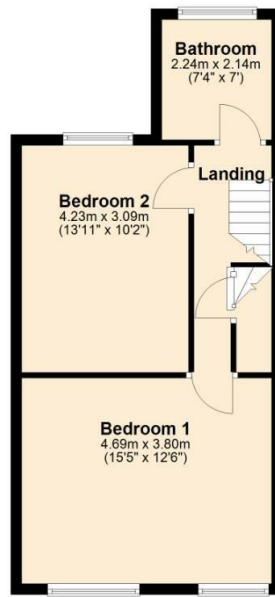
Externally, the property features a forecourt to the front and a yard to the rear with a useful store. Across the back street is a lovely garden area, offering a peaceful outdoor space for children to play or for enjoying summer barbecues.

No chain

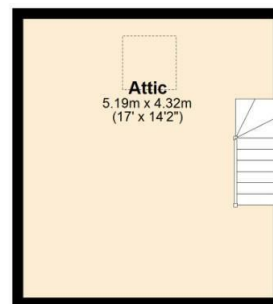
#### Ground Floor



#### First Floor



#### Second Floor



Total area: approx. 115.4 sq. metres (1242.1 sq. feet)



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.

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