

Because life is

PettyTM
Real

11 Oak Mill Drive
Colne
BB8 0AJ



For Sale

£185,000

- Two bedroom semi detached bungalow
- Ideal for a downsizer
- Ready to move in
- Hallway
- Lounge

- Modern kitchen
- Modern three piece shower room
- CH & DG
- Driveway for 3 cars
- Garden to the rear



This is an impeccably presented two bedroom bungalow which is ideal for someone looking to downsize. The property is within walking distance of amenities and public transport links and would be ideal for a couple or single person.

Recently built in 2021, this quality home is 'turn key' ready. Briefly comprising an entrance hallway central to the property which leads to two generously sized bedrooms, a fully tiled modern bathroom housing a three piece suite in white comprising a low level WC, pedestal wash basin and large shower cubicle.

There is a well proportioned living room, modern fitted kitchen housing an array of cabinetry comprising matching wall, base and drawer units with complimentary work surfaces and a host of integrated appliances including double bowl sink, fridge/freezer, oven and induction hob with overhead extractor fan.

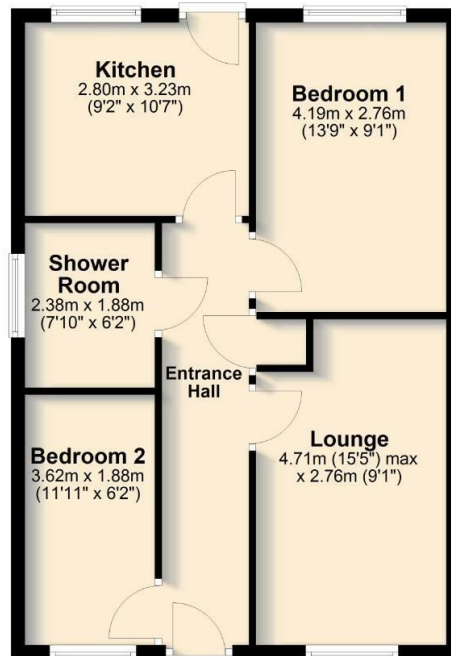
Externally there is a block paved driveway to the front which can accommodate three vehicles and to the rear is a spacious garden laid mainly to artificial grass with a patio area and space to the side for garden storage.

The property benefits from the modern day comforts of gas central heating and UPVC double glazing.

No onward chain.

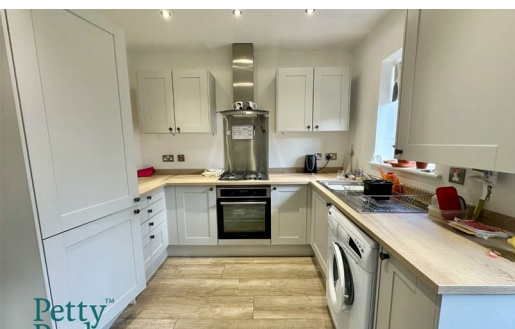
Ground Floor

Approx. 54.8 sq. metres (590.2 sq. feet)



Total area: approx. 54.8 sq. metres (590.2 sq. feet)

All floorplans provided by Petty Real are for guidance only. Please check all dimensions before making any decisions reliant upon them.
Plan produced using PlanUp.



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.

11 Albert Road, Colne, Lancashire, BB8 0RY
T. 01282 868686
Colne.sales@pettyreal.co.uk

www.pettyreal.co.uk