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23 Hanover Street
Colne
BB8 9HD



For Sale

Price £75,000

- Garden fronted mid-terrace
- Popular location
- Ideal for first time buyer
- Some TLC required
- Entrance porch & lounge

- Kitchen dinner & lean-to
- Two bedrooms
- Shower room
- Small garden to the rear
- No chain



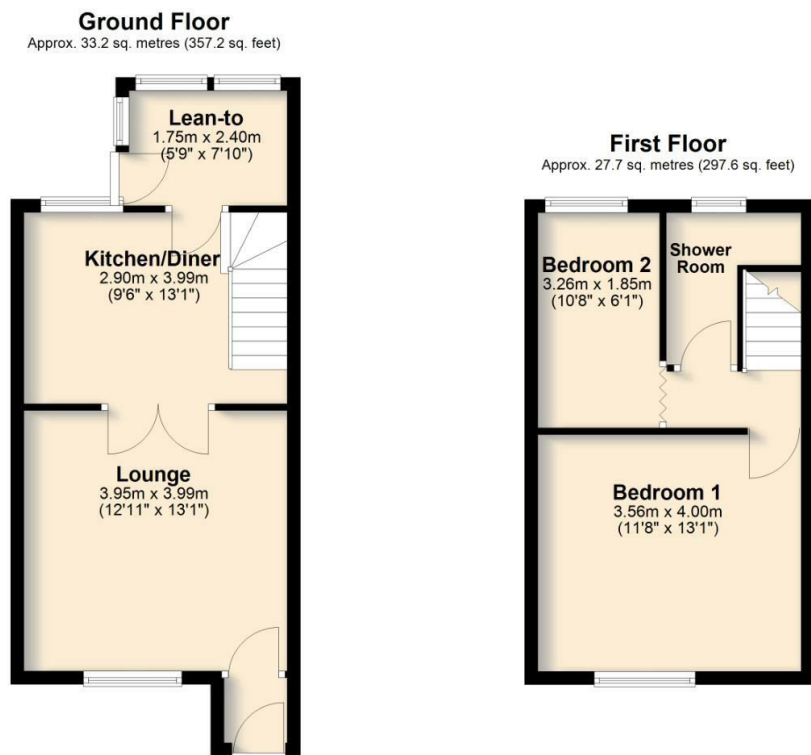
Situated on Hanover Street in the heart of Colne, this charming two-bedroom mid-terrace property is ideal for first-time buyers or those looking to downsize. Offered with no onward chain, it provides a fantastic opportunity to step onto the property ladder in a convenient and well-connected location.

The accommodation begins with a useful entrance porch, perfect for coats and shoes, which leads into a cosy yet spacious lounge. This welcoming living area offers a comfortable setting for relaxing and entertaining.

To the rear, the dining kitchen is fitted with a range of base and wall units and provides space for everyday meals. A lean-to extension off the kitchen adds further practicality, housing a ground floor WC and offering access to the rear garden.

Upstairs, the property features two bedrooms, both of a good size, along with a modern shower room comprising a shower cubicle, low-level WC, and wash basin. The layout is ideal for couples, small families, or individuals needing a guest room or office space.

Externally, there is a low-maintenance garden forecourt to the front and a small garden area to the rear. Located within walking distance of Colne town centre and local amenities, this home combines convenience with great potential.



Total area: approx. 60.8 sq. metres (654.9 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.



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