



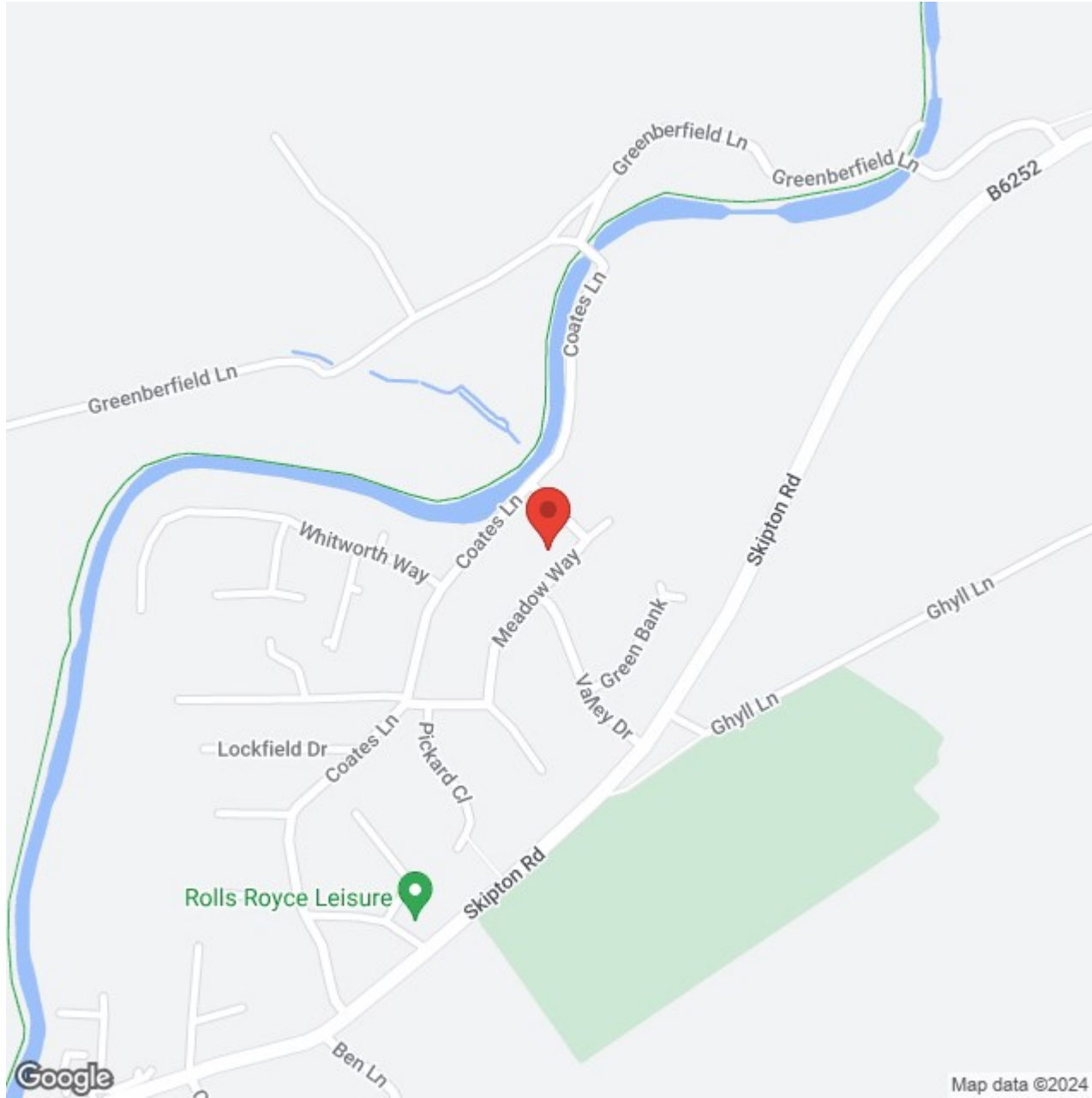
BB18 6HP

Meadow Way, Barnoldswick

Reduced £385,000

A fantastic opportunity to acquire a stunning family sized dwelling which is situated in a popular area of Barnoldswick. On entering the property you are greeted by a light and airy entrance hallway with an open spindle balustrade staircase leading to the first floor and a spacious snug with a modern shower room which together could be used as a downstairs bedroom. The property boasts a family sized living room and a spacious dining room with a uPVC double glazed sliding door opening onto the garden. The kitchen benefits from a fantastic range of fitted units and integrated appliances. A large utility room is accessed via the dining room and has a uPVC double glazed door leading to the rear garden. On the first floor is the master bedroom to the front of the property and a further three well proportioned bedrooms and a 3-piece family bathroom suite. Externally, there is a large rear garden which is laid mainly with lawn and has a pebbled area surrounding it and a block paved patio adjacent to the house. To the front of the property is a two block paved driveways providing ample off road parking and a well kept lawned area in between. Early viewing is highly recommended. Freehold. Tax band 'E'







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Lancashire

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ENTRANCE

With a uPVC double glazed door leading to:

HALLWAY

An open hallway with wood effect laminate flooring, 1x radiator, under stairs storage, an LED light and an open balustrade staircase leading to the first floor.

LIVING ROOM 18'4" x 11'11" (5.592 x 3.652)

A family sized living room with a chandelier light, television point, 1x radiator and a uPVC double glazed window to the front elevation.

DINING ROOM 15'3" x 12'0" (4.654 x 3.661)

A large dining room with ample room for a large dining table, a chandelier light, 1x radiator, built in storage shelves and a uPVC double glazed sliding door leading to the rear garden.

KITCHEN 16'10" x 14'1" (5.143 x 4.311)

A modern fitted kitchen with a range of wall and base units. With built in NEFF appliances such as a 4 ring electric hob, oven and grill, plate warmer and dishwasher. The kitchen also boasts a built in breakfast bar, LED lights, sink with chrome mixer tap, partially tiled walls, 2x radiators, 2x uPVC double glazed windows to the rear elevation and uPVC double glazed door leading to the side of the property.

UTILITY ROOM 19'4" x 8'3" (5.908 x 2.522)

A large utility room which could be used as an additional reception room. The room has plumbing for a washing machine and dryer, a sink with hot and cold tap, a uPVC double glazed window to the rear elevation and a uPVC double glazed door leading to the rear garden.

SNUG 11'6" x 7'10" (3.512 x 2.394)

A spacious snug which could be used as a downstairs bedroom with coving, 1x radiator, built in storage cupboard, wood effect laminate flooring and a uPVC double glazed window to the front elevation

GROUND FLOOR SHOWER ROOM

A modern three piece suite with shower tray and glass shower screen, a wall hung sink with hot and cold tap in chrome, push button w.c, partially tiled walls, built in storage cupboard, heated towel rail in chrome, extractor fan and a uPVC double glazed frosted window to the side elevation.

LANDING

An open landing with access to the loft and a built in storage cupboard.

BEDROOM ONE 13'5" x 12'2" (4.094 x 3.7111)

A large double bedroom with coving 2x fitted wardrobes, 2x radiators and a large uPVC double glazed window to the front elevation allowing an abundance of natural light into the property.

BEDROOM TWO 11'10" x 12'2" (3.629 x 3.714)

A good sized double bedroom with ample room for wardrobes and drawers, 1x radiator and uPVC double glazed window the rear elevation.

BEDROOM THREE 14'4" x 8'4" (4.380 x 2.545)

A bedroom of double proportion with 2x fitted wardrobes, LED spotlights, coving, 1x radiator and a uPVC double glazed window to the front elevation.

BEDROOM FOUR 7'10" x 17'2" (2.412 x 5.233)

Another bedroom of double proportion with fitted wardrobes, coving, 1x radiator and a uPVC double glazed window to the rear elevation.

BATHROOM

A modern three piece bathroom suite with a panelled bath and shower over, pedestal sink with a chrome tap, w.c, partially tiled walls, coving, 1x radiator and 2x uPVC double glazed frosted windows to the front elevation.

EXTERNALLY

Externally to the front of the property you will find two separate block paved driveways providing ample off road parking which are separated by a well kept lawned area. To the rear is a large private garden which is laid mainly with lawn and has a pebbled area surrounding it, a block paved patio adjacent to the house and a large shed.

360 DEGREE VIRTUAL TOUR

link: <https://bit.ly/meadow-way>

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OUTSIDE

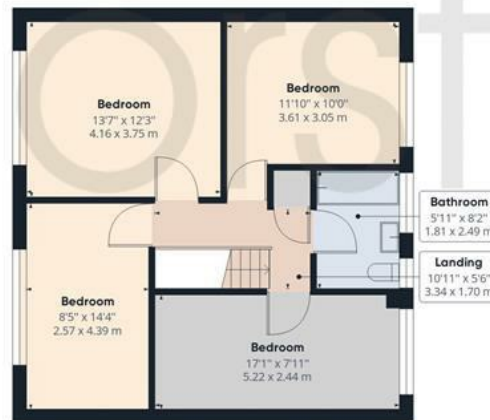
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Approximate total area⁽¹⁾

1301.68 ft²

120.93 m²



(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.



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