



## Townley Street, Colne Lancashire BB8 9LF

**£700 PCM**

This TWO bedroomed end terrace dwelling is located within the popular town of Colne. Within walking distance to local amenities, transport links and the M65 motorway just a short drive away which gives easy access to neighbouring towns / cities. Well presented and briefly comprising of: a spacious living room, dining room, kitchen and a lean to extension to the ground floor. On the first floor you will find two well proportioned bedrooms and a three piece bathroom suite. Externally to the front is a gated forecourt. To the rear is a paved yard. Council Tax Band 'A'.





MAIN DESCRIPTION

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GROUND FLOOR

With a solid wood front door leading into:

ENTRANCE HALL

With 1x radiator, smoke detector, coving and a staircase to the first floor.

LIVING ROOM

A comfortable sized room with a uPVC double glazed window to the front elevation, wood effect flooring, coving, gas fire, television point, telephone point and 1x radiator. With access through to:

DINING ROOM

Located to the rear of the property and open plan to the kitchen. With a uPVC double glazed window to the rear elevation, gas fire, telephone point, coving and 1x radiator.

KITCHEN

Having a range of fitted wall and base units, contrasting surfaces over, wood effect flooring, plumbing for a washing machine, tile splash backs, inset sink, under stairs storage cupboard, electric oven with a 4-ring gas hob and a uPVC double glazed window to the side elevation. With access through to:

LEAN TO EXTENSION

With ample space for a fridge/freezer and a door leading out to the rear yard.

FIRST FLOOR / LANDING

With a uPVC double glazed window to the side elevation and access to the loft hatch.

BEDROOM ONE

A room of double proportions with a walk in wardrobe, television point, 1x radiator and a uPVC double glazed window to the front elevation.

BEDROOM TWO

A well proportioned room with 1x radiator, inbuilt cupboard and a uPVC double glazed window to the rear elevation.

BATHROOM

A 3-piece bathroom suite comprising of: a panelled bath, over head shower, low level w.c, pedestal sink, 1x radiator, partially tiled walls, extractor fan and a uPVC double glazed frosted glass window to the rear.

EXTERNALLY

Externally to the front is a gated forecourt. To the rear is a paved yard.

PUBLISHING

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