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Real™

6 Bramley Avenue  
Burnley  
BB12 0HU



For Sale

No Onward Chain £175,000

- Semi-Detached
- Three Bedrooms
- Back Boiler
- Council Tax Band - C
- South Facing Garden

- Close To Local Schools
- Near To Transport Links
- Open-Plan Kitchen/Diner
- No Onward Chain
- Driveway & Garage



**\*\*NO ONWARD CHAIN\*\***

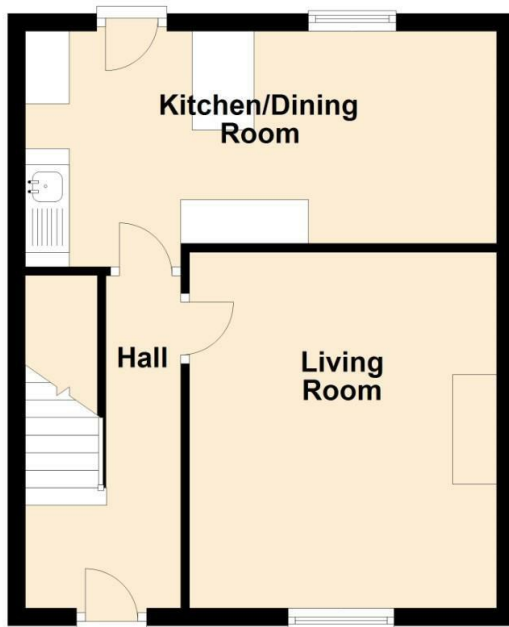
Bramley Avenue is situated in a prime location, offering proximity to schools, bus stops, and excellent transport links. This is perfect for families with school-age children and those who require easy access to public transportation.

The cozy living room features a gas fire with an elegant surround and a back boiler. The open-plan kitchen and dining area boast stylish white-fitted units, providing ample storage and preparation space. This space is not only practical but also a fantastic area for socializing and entertaining guests.

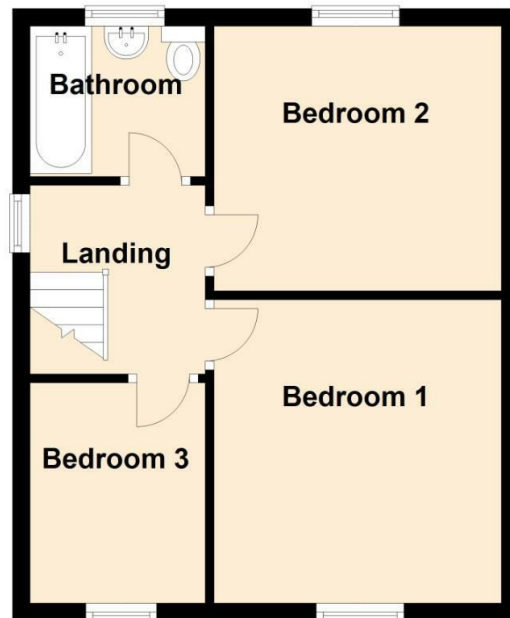
The property offers three bedrooms, including two generous double bedrooms and a sizeable single bedroom that can efficiently serve as a home office, providing flexibility for various needs. The modern bathroom includes a three-piece suite comprising a low-level WC, a pedestal hand wash basin, and a paneled bath with an overhead shower,

The garden has been thoughtfully landscaped, with an elevated patio area that is perfect for outdoor dining and relaxation. Beyond the patio, there is a lush grass lawn, providing a great space for children to play and for gardening enthusiasts to enjoy. The garden is south-facing and perfect for those lovely summer evenings. You'll find a spacious driveway capable of accommodating multiple cars, ensuring convenience for your family and guests. Additionally, there is a single, detached garage for secure vehicle storage.

**Ground Floor**



**First Floor**



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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