

Because life is

PettyTM
Real

327 Padiham Road
Burnley
BB12 6SU



For Sale

Asking Price £109,950

- First Time Buyer/Investor
- No Chain
- Three Bedrooms
- Two Reception Rooms
- Cellar

- Parking At The Rear
- Jacuzzi Bath
- Close To Transport
- Council tax: A
- EPC: D



Ideal for first time buyers/investors!

Presenting a meticulously maintained terrace property, conveniently located near local amenities and the M65 motorway network. Currently with a tenant in situ, this property could provide an instant cash flow if bought as an investment

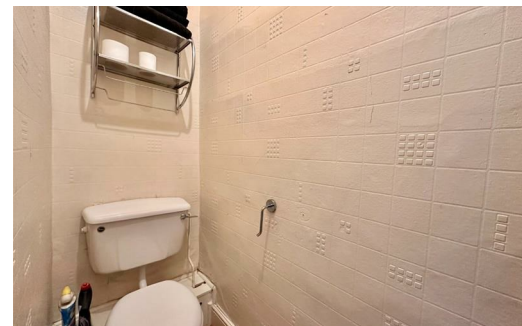
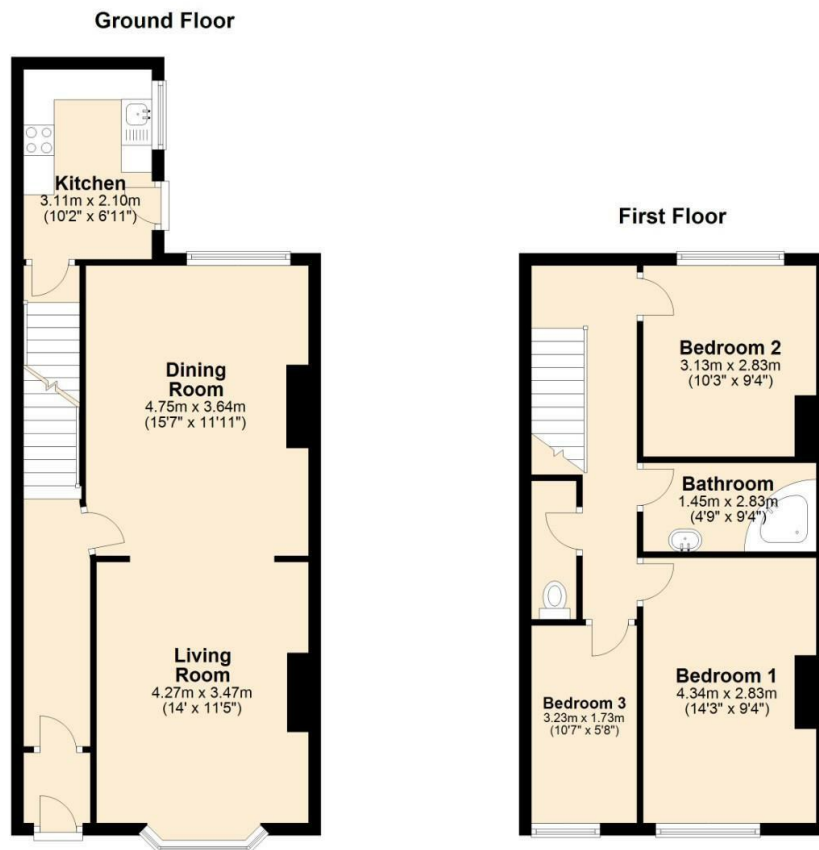
This well-appointed property boasts a welcoming hallway leading to a lounge and dining room, both enhanced by charming living flame gas fires. The fitted kitchen features light oak units and modern appliances, ensuring convenience for both the current tenant and future residents.

Upstairs, three bedrooms await, including two doubles offering comfortable accommodation for tenants. The fully tiled family bathroom is equipped with a luxurious Jacuzzi bath and a separate toilet, adding to the property's appeal.

Benefiting from gas central heating and double glazing throughout, this property ensures a cosy and energy-efficient living environment.

Externally, a quaint yard with a brick outhouse provides additional storage space or potential for outdoor relaxation.

With a reliable tenant already in place, this property offers instant rental income and long-term investment potential or also available as a fabulous family home. Don't miss out on this fantastic opportunity. Schedule a viewing today!



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