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Petty<sup>TM</sup>  
Real

18 Lisbon Drive  
Burnley  
BB11 4SA



For Sale

Asking Price £134,950

- No Chain
- Semi Detached
- Two Bedrooms
- Shared Drive
- Garden Front and Rear

- Spacious Lounge
- Kitchen/Diner
- Close to Local Amenities
- Tax Band B
- EPC Rating C





No chain!

Welcome to this delightful 2-bedroom semi-detached property, perfect for those looking for a cosy yet spacious home. Located in a friendly cul-de-sac, this property offers a shared drive and a well-maintained lawn at the front, creating a pleasant curb appeal.

As you enter through the small entrance vestibule, you are welcomed into a spacious living room that boasts understairs storage, providing ample space for all your essentials. Double doors from the living room lead you into the bright and airy kitchen diner at the rear of the property. The kitchen features matching wall and base units and is equipped with an integrated oven and hob and a new boiler. There is also a modern fridge freezer and washing machine. Patio doors open out to a rear garden laid to lawn, perfect for outdoor relaxation and entertaining.

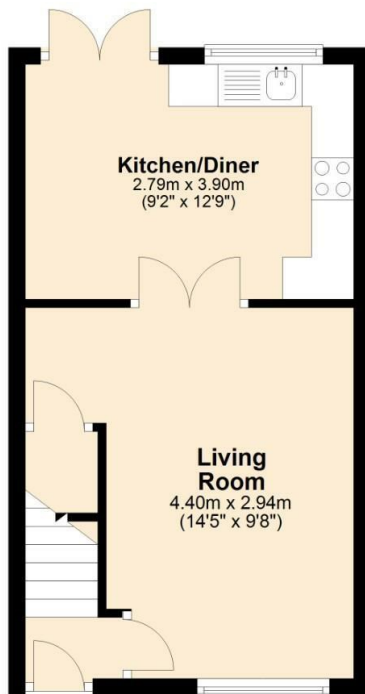
Heading upstairs, you will first encounter the recently updated bathroom. This contemporary space includes a double shower, a sleek vanity sink, and a low-level W/C, offering both style and functionality. The front of the property houses the double bedroom, complete with freestanding wardrobe. The second bedroom, a comfortable single, is situated at the rear of the property.

Additionally there is good loft storage accessed via a retractable ladder.

This home offers a perfect blend of comfort, convenience, and modern living. Don't miss the chance to make it yours!

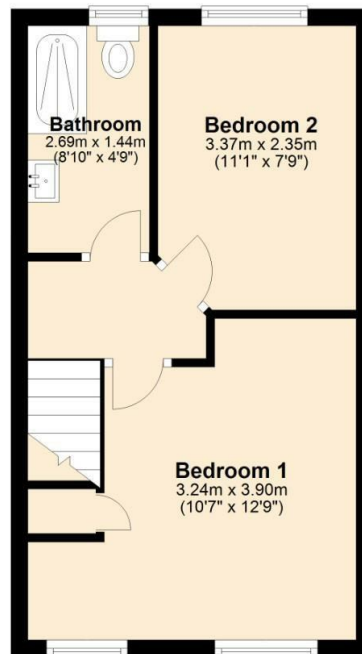
### Ground Floor

Approx. 28.4 sq. metres (305.3 sq. feet)



### First Floor

Approx. 28.4 sq. metres (305.3 sq. feet)



Total area: approx. 56.7 sq. metres (610.7 sq. feet)



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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