

Because life is

PettyTM
Real

42 Cobden Street
Burnley
BB10 3BB



For Sale

£550 PCM

- Mid Terraced Property
- Lounge & dining kitchen
- Two good sized bedrooms
- Three piece bathroom
- Central heating

- Double glazing
- Council Tax Band A
- Petty Real
- Deposit £425
- EPC : C



Occupying a convenient position, located close to all the local shops, bus services, schools etc. The property comprises lounge with laminate floor, good sized dining kitchen with built-in oven and hob, oak units and chrome fixtures and fittings.

On the first floor, there are two good sized double bedrooms and a three-piece bathroom suite in white with shower over. The property is further complemented by the modern-day comforts of gas central heating and double glazing and is undergoing some cosmetic refurbishments with neutral decor throughout.

Extremely popular location, so an early viewing is essential.

Our initial tenancy agreements are for 6 or 12 months.

Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract.

A holding deposit capped at one weeks rent to reserve the property. If the application is successful this can be used towards the rent and deposit.



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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