

Because life is

PettyTM
Real

2 Lindsay Park
Burnley
BB10 3RR



For Sale

- Stunning Detached Home On Lindsay Park.
- Set Within A Spacious Corner Plot.
- Four Bedrooms - Master Bedroom Boasting En-Suite & Apex Ceilings.
- Stunning Kitchen Dining Area With Integrated Appliances.
- Orangery Built In 2023.

Offers In The Region Of £495,000

- Four Piece Family Bathroom. Downstairs W/C In Utility Space.
- Multi Car Driveway With Integrated Garage.
- EPC Rating: D.
- Council Tax Band: D.
- Freehold.



Petty Real are delighted to present this exceptional detached family home, occupying a generous corner plot in the sought-after Lindsay Park area of Burnley.

This spacious property boasts a large front garden, ample off-road parking via a private driveway, and an integrated garage. Upon entering, you are welcomed into a bright and open hallway, featuring a striking wooden and glass staircase.

To the right, the front-facing reception room benefits from a large window that floods the space with natural light. Generously proportioned, it comfortably accommodates two large sofas, a footrest, and a full media setup.

To the rear, the heart of the home awaits—an impressive open-plan kitchen, dining, and lounge area. The stylish kitchen features integrated AEG appliances including fridge-freezer, oven microwave & dishwasher, with a central island hosting a five-ring gas hob and sink with Quooker instant hot water tap. The adjacent dining space is cleverly designed with a pull-out table beneath the window, while the lounge area offers a cosy setting with wall-mounted TV and log burner.

Off the kitchen, a utility room provides extra counter space and room for a washer and dryer, as well as access to a downstairs WC.

A standout feature of the home is the stunning orangery—recently added and offering bi-fold doors on three sides, two skylights, and seamless access to the private rear garden, perfect for modern indoor-outdoor living.

Upstairs, the master suite spans over 6.2m x 3.8m, with high ceilings, rear-facing window, and a luxurious en suite with dual sinks, walk-in shower, and WC. The family bathroom offers a four-piece suite including bath and separate shower. Three further double bedrooms complete the upstairs, two with integrated storage.

Tenure: Freehold
EPC Rating: D
Council Tax Band: D

Don't miss this opportunity—call Petty Real's Burnley office today on 01282 415111 to arrange your viewing.



Lindsay Park, Burnley



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.

4 Manchester Road, Burnley, Lancashire, BB11 1HH
T.
Burnley.sales@pettyreal.co.uk burnley.lettings@pettyreal.co.uk
property.management@pettyreal.co.uk

www.pettyreal.co.uk