



Hollins Bank Court, Blackburn, BB2 4GY

Offers over £149,950

Welcome to this stunning penthouse apartment located at Hollins Bank Court on Bolton Road, Blackburn. This exquisite apartment boasts an open plan design that seamlessly combines the lounge, dining area and kitchen, creating a spacious and inviting atmosphere perfect for both relaxation and entertaining.

With three well-appointed bedrooms, this apartment offers ample space for families or those who enjoy having guests. Each bedroom is designed with comfort in mind, ensuring a restful retreat at the end of the day. The property features three modern bathrooms, providing convenience and privacy for all residents.

No expense has been spared in the design and finish of this beautiful penthouse, making it a truly luxurious living space. The high-quality materials and thoughtful layout enhance the overall appeal, ensuring that this apartment stands out in the market.

Situated in a desirable location, this property offers easy access to local amenities and transport links, making it an ideal choice for those seeking both comfort and convenience. Whether you are looking to buy or rent, this penthouse apartment is a remarkable opportunity that should not be missed.

Entrance Hall 17'7" x 14'4" (5.36m x 4.37m)



A bright and airy entrance comprising of spotlights, intercom system, electric radiator, double doors to the reception room and kitchen/dining room, access to utility room, three bedrooms and three bathrooms. The walls are painted in a bright neutral colour and is complimented with new tiled flooring.

Kitchen



The kitchen really does have the WOW factor. Fitted with a high specification kitchen, there are a good range of kitchen units with contrasting work tops. The kitchen is fully integrated with a stainless steel sink, dishwasher, fridge, freezer, fitted oven and microwave. The kitchen houses an eye catching island with a fitted electric hob and extractor unit. The island also doubles up as a breakfast bar. This kitchen has everything that you will possibly need. The walls are painted in a bright neutral colour and is complimented with grey tiled flooring.



Dining Area



The open plan dining area can be utilised for a dining area or even a play area for children. Access is provided to the balcony, which is perfect for those summer night. This space also has the added benefit

of an Air Conditioning System along with an upgraded heating system.

Lounge 22'0" x 14'6" (6.73 x 4.42)



A spacious lounge with two UPVC double glazed windows, tv point, upgraded electric heaters and open plan to the kitchen and dining room. The walls are painted in a bright neutral colour and is complimented with grey tiled flooring.

Balcony



Spacious Balcony, perfect for relaxing on those summer nights.

Bedroom One 16'6" x 13'6" (5.03 x 4.14)



Bedroom One comprises of UPVC double glazed window, fitted wardrobes, electric radiator, spotlights and door to the en suite bathroom. The walls are painted in a bright neutral colour and is complimented with fitted grey carpet.



En suite Bathroom 7'1" x 4'9" (2.18 x 1.47)



The en suite comprises of a W.C, stylish vanity wash

basin and double shower. The room is warmed by a central heating towel radiator and is tiled throughout.

Bedroom Two 12'5" x 8'9" (3.81 x 2.67)



Bedroom Two comprises of UPVC double glazed window, radiator and ceiling spotlights. The walls are painted in a bright neutral colour and is complimented with fitted grey carpet.

Family Bathroom 9'3" x 5'4" (2.84 x 1.65)

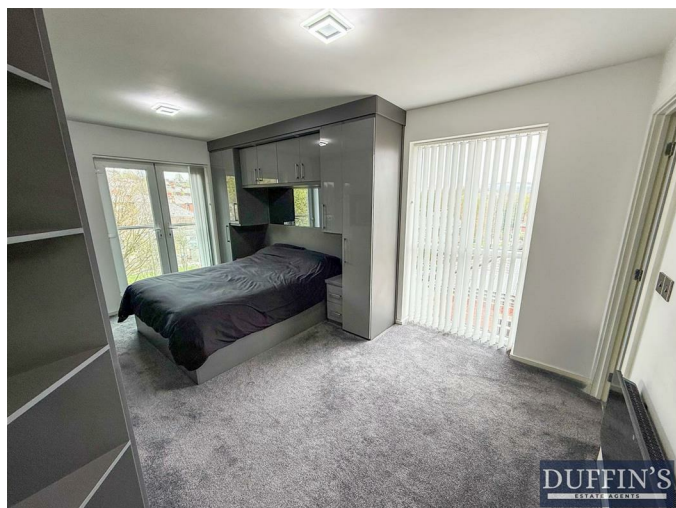


The family bathroom comprises of a W.C, stylish vanity wash basin and enclosed bath with shower overhead. The room is warmed by a central heating towel radiator and is tiled throughout.

Master Bedroom 16'2" x 10'5" (4.93 x 3.18)



The master bedroom comprises of fully fitted high specification wardrobes, of UPVC double glazed window, UPVC double glazed French doors to a Juliette balcony, upgraded electric radiator, spotlights and door to the en suite bathroom. The walls are painted in a bright neutral colour and is complimented with fitted grey carpet.



En suite Bathroom 7'4" x 5'6" (2.24 x 1.68)



The en suite comprises of a W.C, stylish vanity wash basin and enclosed shower. The room is warmed by a central heating towel radiator and is tiled throughout.

Utility Room

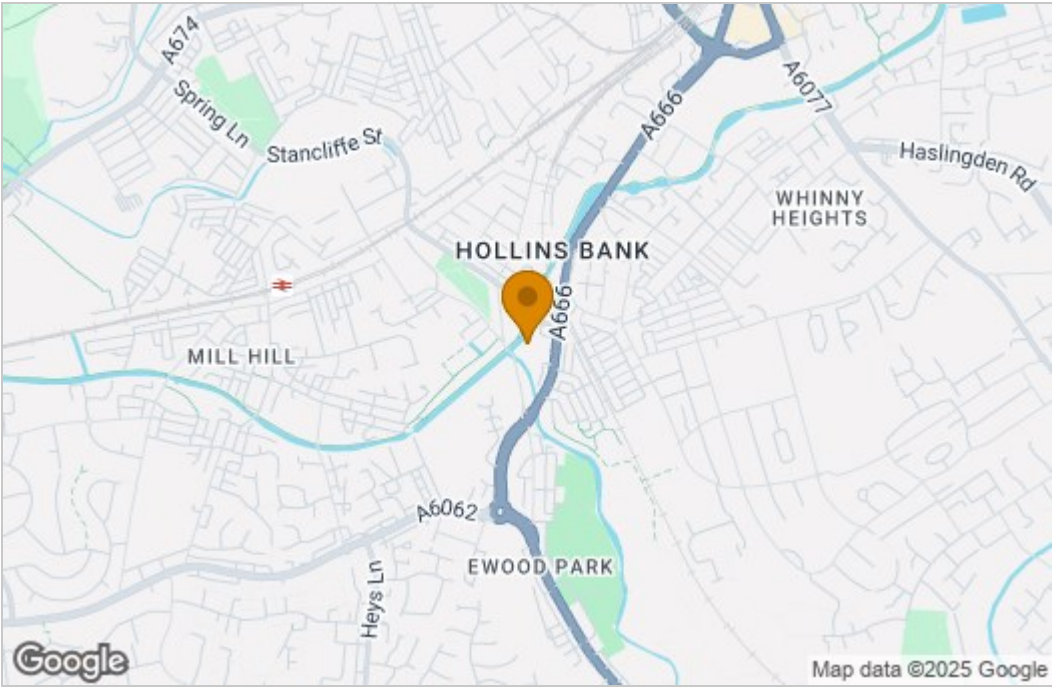


Spacious utility room which houses the water cylinder and is plumbed for a washing machine.

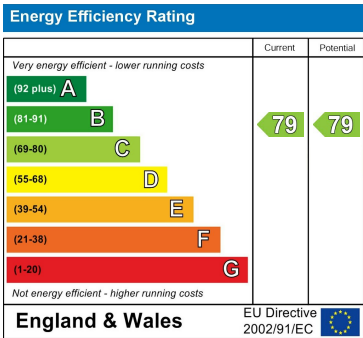
Floor Plan



Area Map



Energy Efficiency Graph



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