

DUFFIN'S

ESTATE AGENTS



Broken Stone Road, Blackburn, BB3 0LL

£289,995

The only 3 bedroom detached style property, The Amersham has a modern and practical layout to accommodate every day living.

This home would be ideal for young families and couples seeking a modern lifestyle with room to grow and has a smart layout with contemporary features, offering both comfort and practicality.

Entering the home you're welcomed by a cosy yet spacious living area ideal for relaxing. There is also an understairs area that could be converted into storage space if needed. Leading through to the kitchen/diner; a bright and sociable space perfect for family meals or entertaining, with French doors that open directly onto the rear garden.

Upstairs, the main bedroom is a private retreat with a modern en suit shower room for convenience in a morning. 2 further double bedrooms make ideal spaces for guests or children. The addition of a dedicated study on the first floor is ideal for those who may work from home or where children can get schoolwork done in peace.

Lounge 3.49m x 4.03m 11' 6" x 13' 3"

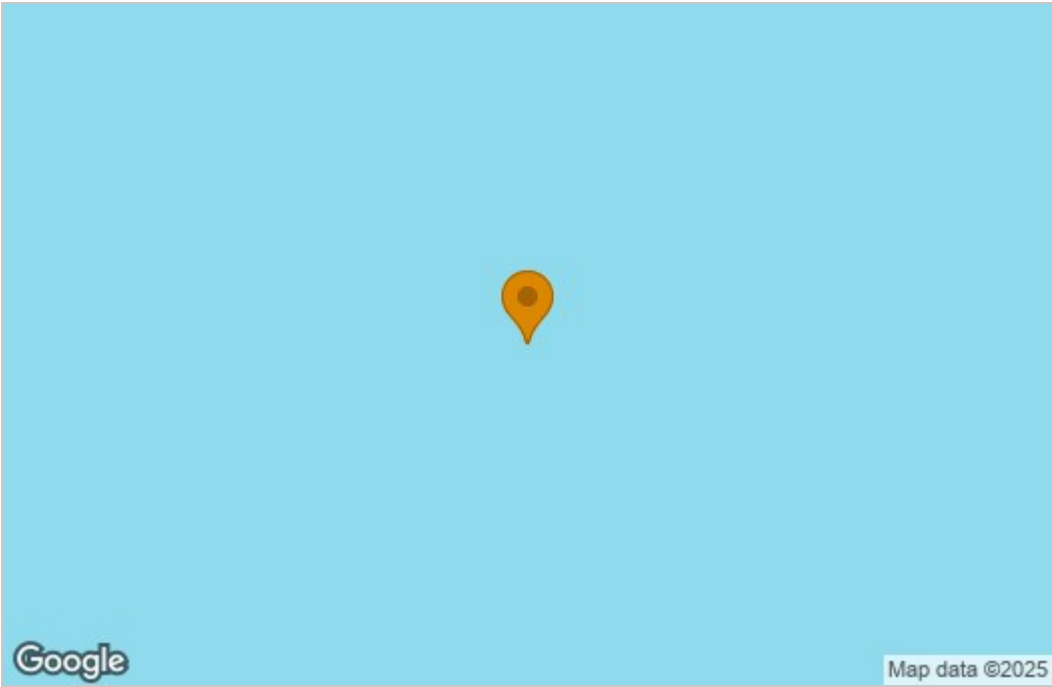
Kitchen 4.36m x 2.87m 14' 4" x 9' 5"

Bedroom 1 3.21m x 4.21m 10' 6" x 13' 10"

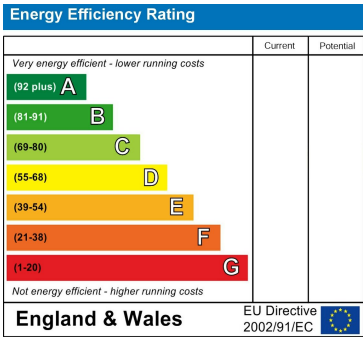
Floor Plan



Area Map



Energy Efficiency Graph



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