



**46 OLIVE LANE**  
DARWEN, BB3 0ET

**£69,950**  
FREEHOLD

PLEASANT MID TERRACED HOUSE \*\*\* LARGE LOUNGE \*\*\* SPACIOUS KITCHEN DINER \*\*\* 2  
GOOD-SIZED BEDROOMS \*\*\* NICE BATHROOM \*\*\* POPULAR LOCATION \*\*\* GOOD FOR  
TOWN & TRAIN STATION \*\*\* REAR YARD \*\*\* AVAILABLE NOW

**AINSWORTH LORD**  
**ESTATES**



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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