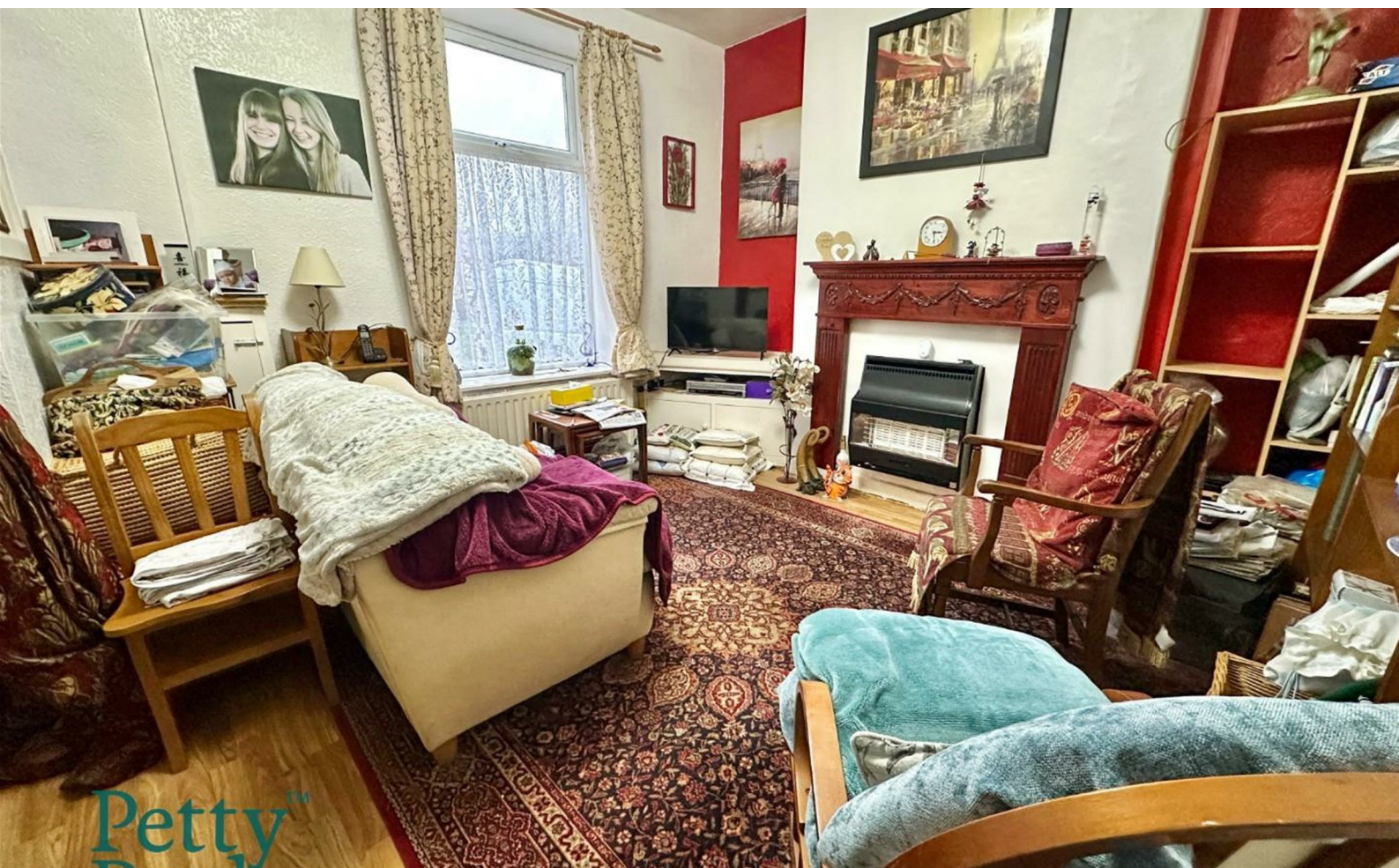


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Petty<sup>TM</sup>  
Real

29 Hawley Street  
Colne  
BB8 8BA



## For Sale

Price £80,000

- Popular residential location in Colne
- Mid-terrace property
- Offered with no onward chain
- Front lounge providing comfortable living space
- Spacious rear dining kitchen

- Two well-proportioned bedrooms
- Family bathroom with fitted suite
- Private rear yard for outdoor use
- Ideal for first-time buyers or investors
- Conveniently located near local amenities and schools





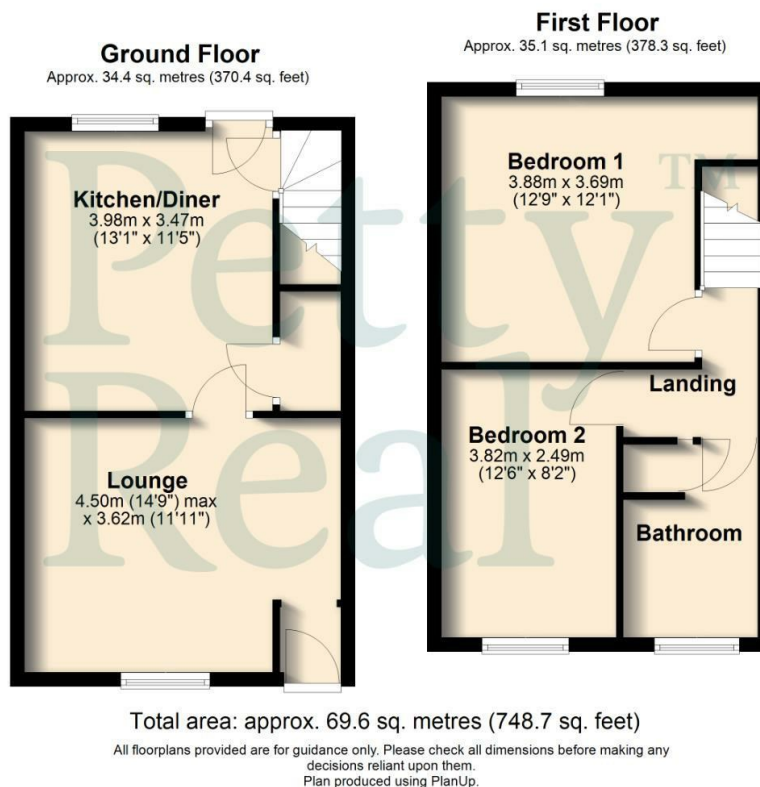
Located in a convenient and popular residential area of Colne, this well-presented mid-terrace property on Hawley Street offers practical and comfortable accommodation, making it an ideal choice for first-time buyers, downsizers, or buy-to-let investors. The property is offered for sale with no onward chain, allowing for a straightforward and efficient purchase.

The ground floor accommodation includes a welcoming lounge to the front of the property, providing a comfortable living space with a pleasant outlook. This room offers ample space for seating and is well suited to everyday living and relaxation.

To the rear is a spacious dining kitchen, offering plenty of room for cooking and dining. The layout provides good storage and worktop space, creating a functional and sociable environment ideal for modern living.

On the first floor, the property features two well-proportioned bedrooms, both offering comfortable accommodation and flexibility for a range of buyers. These rooms are served by a bathroom fitted with a matching suite.

Externally, the property benefits from a private rear yard, offering low-maintenance outdoor space. Conveniently located close to local amenities, schools, and transport links, this home represents an excellent opportunity in a well-established area of Colne.



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.