



Cherry Street, Blackburn, BB1 1NR

Offers Over £120,000

A FANTASTIC OPPORTUNITY NOW AVAILABLE IN AUDLEY

Nestled in the heart of Blackburn on the charming Cherry Street, this delightful three-bedroom mid-terrace house presents an excellent opportunity for both investors and families alike. The property is situated in a popular area, making it an attractive choice for those seeking a vibrant community atmosphere.

As you step inside, you will find a well-proportioned living space that is perfect for modern living. The three bedrooms offer ample room for relaxation and personalisation, catering to the needs of a growing family or providing comfortable accommodation for tenants. The layout is practical, ensuring that every corner of the home is utilised effectively.

One of the standout features of this property is its proximity to a variety of amenities. Residents will enjoy easy access to local shops, schools, and recreational facilities, making daily life convenient and enjoyable. Furthermore, the excellent transport links in the area ensure that commuting to nearby towns and cities is both straightforward and efficient.

This mid-terrace house is not only a wonderful home but also a sound investment opportunity, given its desirable location and the demand for rental properties in Blackburn. Whether you are looking to settle down or expand your property portfolio, this residence on Cherry Street is certainly worth considering. With its blend of comfort, convenience, and potential, it is a property that promises to meet your needs and exceed your expectations.

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

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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- Fantastic Three-Bedroom Mid-Terraced Home
- Practical And Spacious Layout
- On Street Parking
- Tenure - Freehold
- Excellent Investment Opportunity
- Popular Audley Location
- EPC Rating - TBC
- Three Well-Proportioned Bedrooms
- Close To Local Amenities And Schools
- Council Tax Band - A

Ground Floor

Entrance Vestibule

3'6 x 3'4 (1.07m x 1.02m)

Hall

9'2 x 3'6 (2.79m x 1.07m)

Reception Room One

12'3 x 10'2 (3.73m x 3.10m)

Reception Room Two

14'3 x 12'9 (4.34m x 3.89m)

Kitchen

14 x 7'8 (4.27m x 2.34m)

First Floor

Landing

9'4 x 6'7 (2.84m x 2.01m)

Bedroom One

14 x 9'8 (4.27m x 2.95m)

Bedroom Two

12'8 x 6'1 (3.86m x 1.85m)

Bedroom Three

8'8 x 7'7 (2.64m x 2.31m)

Bathroom

6'7 x 5'4 (2.01m x 1.63m)

External

Front

On street parking.

Rear

Enclosed rear yard.



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