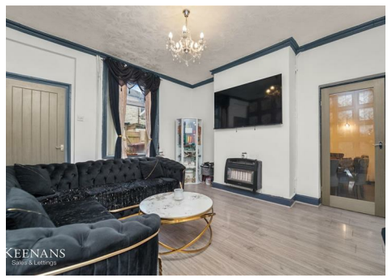
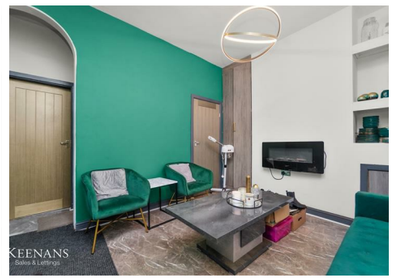
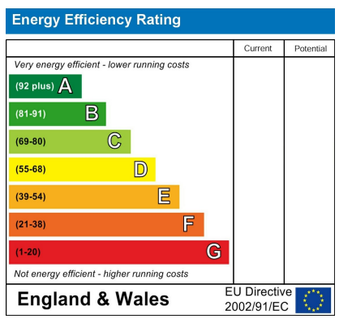
KEENANS
Sales & Lettings







Evelyn Street, Burnley, BB10 1QA

£225,000

UNIQUE JOINT TERRACE IN BURNLEY

Nestled on Evelyn Street in the charming town of Burnley, this delightful mid-terrace house offers a perfect blend of comfort and space for modern family living. With four well-proportioned bedrooms, this property is ideal for those seeking ample room for family or guests. The two bathrooms provide convenience and privacy, ensuring that morning routines run smoothly.

The heart of the home features two inviting reception rooms, perfect for relaxing or entertaining guests. Additionally, there is a dining room that adjoins the kitchen, creating a seamless flow for family meals and gatherings. This layout is particularly appealing for those who enjoy hosting, as it allows for easy interaction between the cooking and dining areas.

The property is situated in a friendly neighbourhood, making it a wonderful place to call home. With its spacious interiors and practical layout, this house is not just a place to live, but a space to create lasting memories. Whether you are a growing family or looking for a comfortable home with room to breathe, this property on Evelyn Street is certainly worth considering.

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Evelyn Street, Burnley, BB10 1QA

£225,000

5 2 3

- Tenure Leasehold
- On Street Parking
- Ideal Family Home
- Easy Access To Major Commuter Routes
- Council Tax Band A
- Four Generously Sized Bedrooms
- Viewing Essential
- EPC Rating TBC
- Two Bathrooms
- Close Proximity To Local Amenities

Ground Floor

Entrance
UPVC double glazed frosted door to reception room one.

Reception Room One
13'5 x 12'11 (4.09m x 3.94m)
UPVC double glazed window, central heating radiator, electric fire, integrated storage, tiled effect laminate flooring, dors to under stairs storage and dining room, stairs to first floor.

Dining Room
13'8 x 12'10 (4.17m x 3.91m)
Central heating radiator, wood laminate flooring, open access to kitchen and door to reception room two.

Kitchen
10'3 x 8'6 (3.12m x 2.59m)
UPVC double glazed leaded window, wall and base units, laminate work tops, tiled splash back, stainless steel sink and drainer with spring neck mixer tap, space for oven, plumbed for washing machine, space for dryer, laminate tiled effect flooring and UPVC door to rear.

Reception Room
13'11 x 12'9 (4.24m x 3.89m)
UPVC double glazed window, central heating radiator, coving, gas fire, laminate wood flooring, door to under stairs storage, doors to utility and door to hall.

Hall
21'10 x 2'4 (6.65m x 0.71m)
Wood laminate flooring, door to bedroom one and stairs to first floor.

Landing
5'7 x 3'4 (1.70m x 1.02m)
Doors to bedroom two, bedroom Four and bathroom.

Bedroom Two
12'10 x 10'3 (3.91m x 3.12m)
UPVC double glazed window, central heating radiator and wood effect lino flooring.

Bedroom Four
13'6 x 6'11 (4.11m x 2.11m)
UPVC double glazed window, central heating radiator, tiled laminate flooring and door to storage.

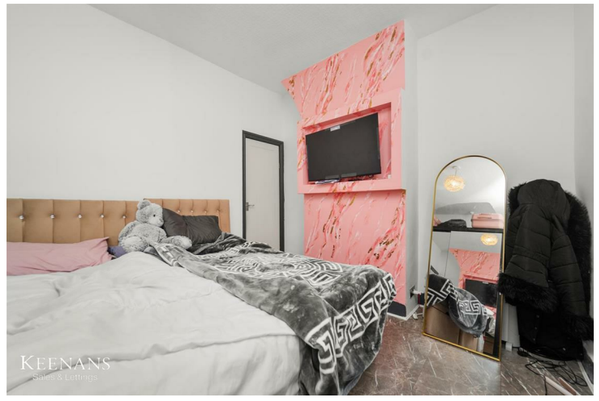
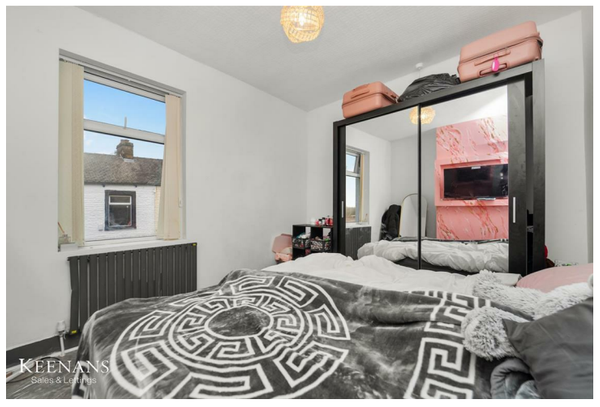
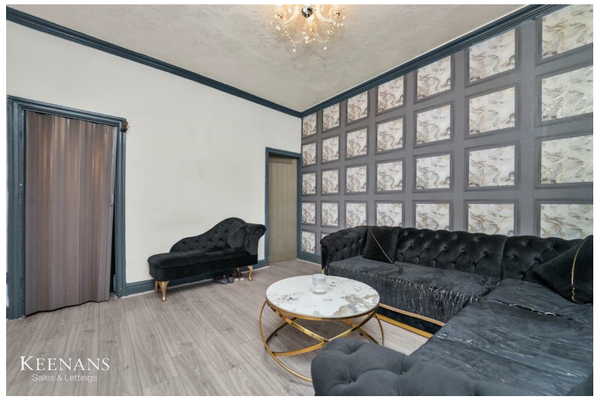
Bathroom
10'6 x 6'11 (3.20m x 2.11m)
UPVC double glazed frosted window, central heating towel rail, dual flush WC, double freestanding bath with mixer tap, vanity top wash basin with mixer tap, extractor fan, spotlights, tiled elevation and tiled floor.

Landing
5'6 x 5'3 (1.68m x 1.60m)
Spotlights, doors to bedroom three and bedroom five, bathroom.

Bedroom Three
12'11 x 10'6 (3.94m x 3.20m)
UPVC double glazed window, central heating radiator and tiled laminate flooring.

Bedroom Five
13'9 x 6'7 (4.19m x 2.01m)
UPVC double glazed window, central heating radiator and tiled laminate flooring.

Bathroom
10'11 x 5'5 (3.33m x 1.65m)
UPVC double glazed frosted window, central heating towel rail, dual flush WC, vanity top wall mounted wash basin with mixer tap, panel bath with mixer tap, jets, direct feed shower with rinse head, spotlights, tiled elevation and wood effect laminate flooring.

External

Front
Courtyard.