

Because life is

PettyTM
Real

Rear of 38 (38A) Church Street
Barrowford
BB9 6EB



For Sale

£120,000

- Period back to back cottage
- Ideal for a single person or couple
- Walking distance of amenities
- Open plan lounge & kitchen
- Double bedroom

- Shower room
- Central heating
- Seating area
- Original features
- No chain



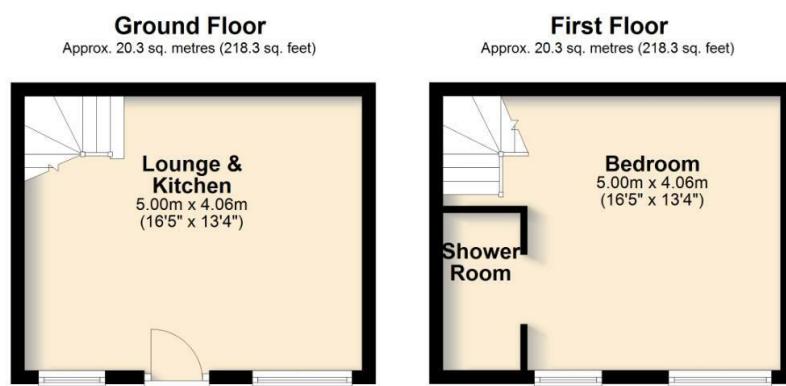
Tucked away in the heart of Barrowford, this characterful one-bedroom cottage forms part of a Primitive Methodist chapel, originally built in 1836. One of just four cottages within the building, it offers a rare opportunity to own a home steeped in history while enjoying modern comforts.

The ground floor features an open-plan kitchen and lounge, with a beautiful stone flag floor adding to the period charm. The kitchen includes built-in cupboards and integrated appliances, blending practicality with style. The lounge is carpeted for comfort, with a decorative fireplace providing a cosy focal point, and a fibre broadband connection ensuring modern-day convenience.

A quaint staircase leads to the first floor where you'll find a spacious double bedroom with a striking feature brick wall and original wood floors that have been continuously maintained. Original beams and windows enhance the cottage's heritage appeal.

The en-suite shower room has been recently renovated, offering an electric shower, low-level WC, and basin, all finished to a modern standard.

Externally, there is a small seating area at the front – perfect for enjoying a morning coffee. Located close to Barrowford's shops, cafés, and transport links, this delightful home blends period character with contemporary living.



Total area: approx. 40.6 sq. metres (436.7 sq. feet)

All floorplans provided by Petty Real are for guidance only. Please check all dimensions before making any decisions reliant upon them.
Plan produced using PlanUp.



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.

11 Albert Road, Colne, Lancashire, BB8 0RY

T. 01282 615900

Barrowford.sales@pettyreal.co.uk

www.pettyreal.co.uk