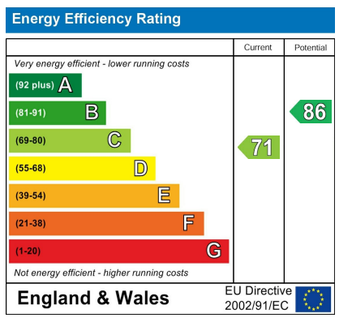
Keenans







Dove Lane, Darwen, BB3 1EA

£875 Per Month

A MODERN TWO BEDROOM MID TERRACE PROPERTY

Welcome to this charming mid-terrace house located on Dove Lane in the heart of Darwen. This delightful property has been fully renovated and is now available for rent, offering a perfect blend of modern living and comfort.

As you enter, you will be greeted by a spacious open-plan living area that seamlessly combines the lounge and dining kitchen, creating an inviting space ideal for both relaxation and entertaining. The contemporary design is complemented by ample natural light, making the area feel warm and welcoming.

The house features two generously sized double bedrooms, providing plenty of space for rest and personalisation. The family bathroom is well-appointed and designed with modern fixtures, ensuring convenience for all residents.

One of the standout features of this property is the decked rear yard, which offers a lovely outdoor space for enjoying the fresh air, hosting gatherings, or simply unwinding after a long day.

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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Dove Lane, Darwen, BB3 1EA

£875 Per Month

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- An Exquisite Terraced Property
- Immaculately Presented
- On Street Parking
- Two Double Bedrooms
- Perfect Home For A Small Family Or Professional Couple
- Council Tax Band A
- Sought After Location
- Modern Finish
- EPC Rating C

Ground Floor

Entrance
UPVC double glazed frosted door to the Entrance Vestibule

Entrance Vestibule
4 x 3'3 (1.22m x 0.99m)

Smoke alarm, herringbone hardwood flooring, door to the hallway.

Hallway
12'1 x 3'3 (3.68m x 0.99m)

Central heating radiator, herringbone hardwood flooring, door to the second reception room, staircase to the first floor.

Reception Room Two
14 x 12'2 (4.27m x 3.71m)

Central heating radiator, herringbone hardwood flooring, under staircase storage cupboard, open to the kitchen and reception room one, French doors to the rear.

Reception Room One
12'5 x 11'9 (3.78m x 3.58m)

UPVC double glazed window, central heating radiator, coving, ceiling rose, herringbone hardwood flooring.

Kitchen
10'10 x 7'11 (3.30m x 2.41m)

UPVC double glazed window, a range of panelled wall and base units, marble effect surface, ceramic one and a half sink and drainer with mixer tap, electric oven, four ring induction hob and extractor hood, plumbing for washing machine, space for fridge freezer, herringbone hardwood flooring, UPVC double glazed frosted door to the rear.

First Floor

Landing
14'6 x 5'5 (4.42m x 1.65m)

Loft hatch, doors to two bedrooms and bathroom.

Bedroom One
16 x 12'4 (4.88m x 3.76m)

UPVC double glazed window, central heating radiator, wood effect laminate flooring.

Bedroom Two
14'2 x 9'9 (4.32m x 2.97m)

UPVC double glazed window, central heating radiator, fitted wardrobes.

Bathroom
11'5 x 7'9 (3.48m x 2.36m)

UPVC double glazed frosted window, central heating radiator, a three piece suite comprising of a panelled bath with traditional taps and an electric over head shower, pedestal wash basin with traditional taps, low basin WC, storage cupboard, part tiled elevations, tiled flooring.

External

Front
Enclosed courtyard with paving and bedding.

Rear
Enclosed yard with paving and decking.





