

Ground Floor

Approx. 50.1 sq. metres (538.8 sq. feet)

First Floor

Approx. 41.4 sq. metres (445.9 sq. feet)

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		86
(81-91) B		
(69-80) C	76	
(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.



Stanley Street, BB5 3PZ

Offers Over £140,000

A MODERN THREE BEDROOM MID TERRACE HOME

Welcome to this fantastic three-bedroom mid-terrace house located on Stanley Street in the charming area of Oswaldtwistle. This delightful property is an excellent opportunity for first-time buyers seeking a comfortable and stylish home.

As you enter, you will find a spacious open-plan living area that seamlessly connects to a contemporary fitted kitchen. This layout is perfect for both entertaining guests and enjoying family time. The kitchen is designed with modern fixtures and ample storage, making it a joy to cook and gather.

The first floor features a well-appointed family bathroom, ensuring convenience for all residents. Each of the three bedrooms offers a cosy retreat, ideal for relaxation after a long day.

Outside, the property boasts a rear yard, providing a private outdoor space for enjoying the fresh air or hosting summer barbecues.

Situated in a friendly neighbourhood, this home is close to local amenities, schools, and parks, making it a practical choice for families and professionals alike.

Stanley Street, BB5 3PZ

Offers Over £140,000

3

1

2

C

- Three Well Proportioned Bedrooms

■ Modern Bathroom

■ EPC Rating C
- Open-Plan Kitchen And Living With Contemporary Fitted Kitchen

■ Ideal First Time Buy With Viewing Essential

■ Close To Local Amenities And Easy Access To Major Network Links
- On Street Parking

■ Council Tax Band A

■ Enclosed Rear Yard Space

Ground Floor

Entrance Vestibule
4'2 x 2'11 (1.27m x 0.89m)

Hall
11'5 x 2'11 (3.48m x 0.89m)

Reception Room One
11'11 x 11'9 (3.63m x 3.58m)

Reception Room Two
15'1 x 14'3 (4.60m x 4.34m)

Kitchen
11'9 x 8'7 (3.58m x 2.62m)

First Floor

Landing
11' x 6'2 (3.35m x 1.88m)

Bedroom One
14'11 x 12'1 (4.55m x 3.68m)

Bedroom Two
9'11 x 7'1 (3.02m x 2.16m)

Bedroom Three
9'1 x 7'6 (2.77m x 2.29m)

Bathroom
8'10 x 5'6 (2.69m x 1.68m)

External

Front
Courtyard.

Rear
Enclosed yard space.



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