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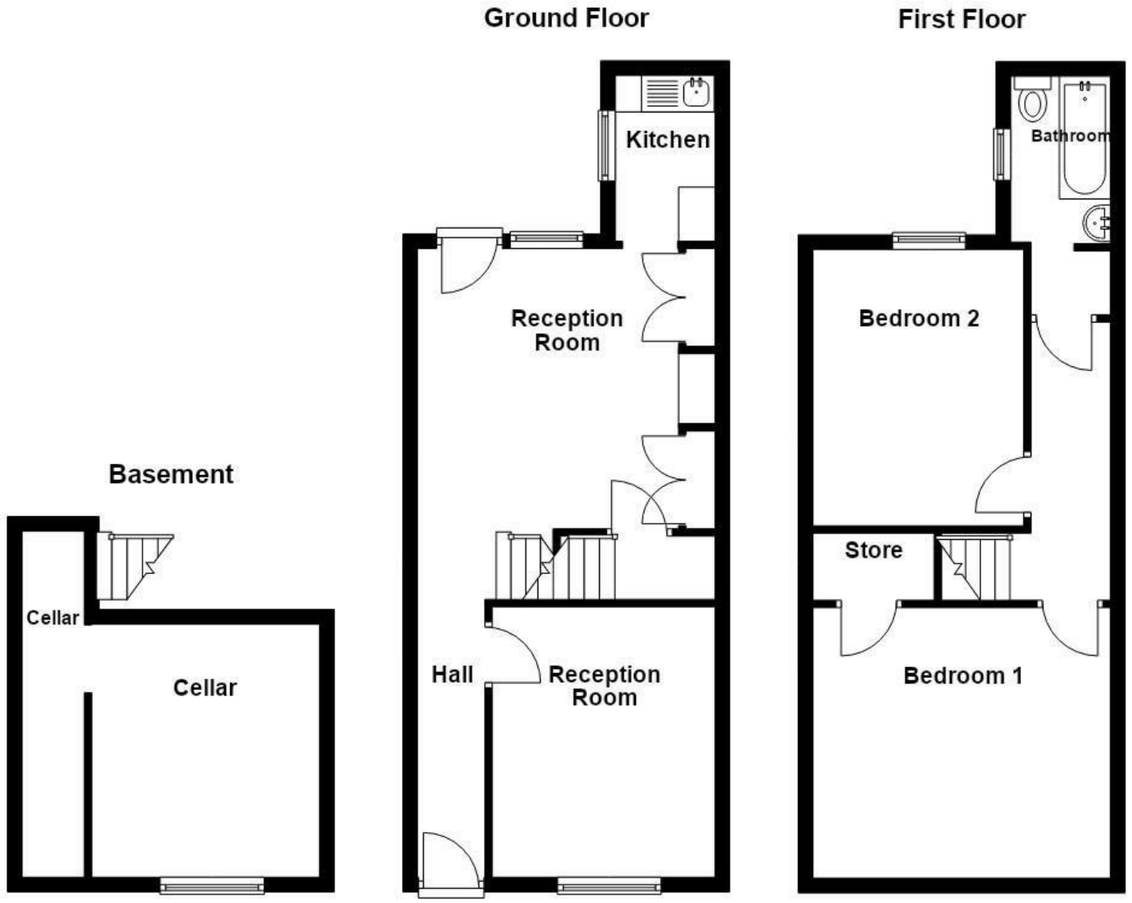

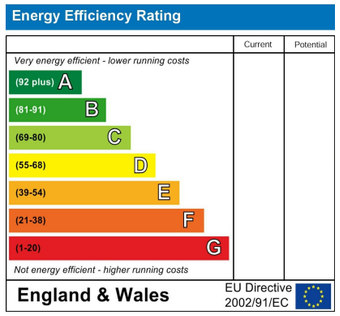

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as 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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Water Street, Barnoldswick, BB18 6QS

£140,000

AN EXCEPTIONAL MID TERRACED PROPERTY WITH NO CHAIN DELAY

Nestled in the charming heart of Earby on Water Street, this outstanding mid-terraced house presents an exceptional opportunity for those seeking a delightful home in a vibrant community. Just a stone's throw away from a variety of local amenities, including shops, restaurants, and pubs, as well as picturesque country walks, this property offers both convenience and a serene lifestyle.

Upon entering, you will find two spacious reception rooms that provide ample space for relaxation and entertaining. The property boasts two generously sized double bedrooms, perfect for families or guests. Additionally, the fantastic cellar space offers potential for further development or storage, making it a versatile feature of the home.

The kitchen and bathroom are presented in a neutral palette, allowing for easy personalisation to suit your taste and style. This property is truly a blank canvas, inviting you to add your own unique touch and create the perfect living space.

With no chain delay, you can move in without the usual waiting period, making this home even more appealing. The enviable garden space is an added bonus, providing a private outdoor area for relaxation, gardening, or entertaining friends and family.

Bursting with potential, this mid-terraced house is a perfect opportunity for first-time buyers, families, or investors alike. Do not miss the chance to make this wonderful property your new home.

Water Street, Barnoldswick, BB18 6QS

£140,000

2 1 2

- An Enviable Mid Terraced Property
- No Chain Delay
- On Street Parking
- Tenure Freehold
- Two Bedrooms
- Bursting With Potential
- EPC Rating TBC
- Sought After Location
- Enviable Garden Space
- Council Tax Band A

Ground Floor

Hall
12'2 x 3 (3.71m x 0.91m)

Reception Room One
12'2 x 10 (3.71m x 3.05m)

Reception Room Two
15'9 x 14'5 (4.80m x 4.39m)

Kitchen
7'4 x 4'6 (2.24m x 1.37m)

Lower Ground Floor

Cellar Room One
17'6 x 2'8 (5.18m'1.83m x 0.61m'2.44m)

Cellar Room Two
11'4 x 8'11 (3.45m x 2.72m)

First Floor

Landing
12'6 x 3'8 (3.81m x 1.12m)

Bedroom One
13'8 x 12'2 (4.17m x 3.71m)

Bedroom Two
12'5 x 9'6 (3.78m x 2.90m)

Bathroom
12'6 x 4'4 (3.81m x 1.32m)

External

Rear
Tiered garden with paving and bedding.

Front
Tiered garden with paving and bedding.

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