

Lot 180



The Gables, Tockholes Road, Tockholes,  
Darwen, Lancashire, BB3 0NL



All enquiries Ref: Emma Hughes



#### ■ Freehold mid terrace house

#### Location:

The property is located on Tockholes Road. Shopping amenities can be found locally within Darwen Town Centre and Blackburn Town Centre. Public transport links are available at Darwen Train Station to the south east and Cherry Tree Train Station to the north along with a network of local bus services serving the surrounding areas. The property is served by road links including the M65 to the north and A666 to the east. Recreational pursuits can be found at Pleasington Nature Reserve to the north and Sunnyhurst Wood to the south east.

#### Accommodation:

First floor: Three bedrooms, bathroom/wc

Ground floor: Reception room, kitchen

#### EPC Rating: F

#### Council Tax Band: D

#### To view:

Strictly by arrangement with the auctioneers.