



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	70	81
England & Wales	EU Directive 2002/91/EC	

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Burnley Road, Rossendale, BB4 8RG

Offers Over £200,000

NEWLY RENOVATED TWO BEDROOM HOME

Situated in the popular Loveclough area of Rossendale, this beautifully renovated mid-terrace home on Burnley Road is an excellent opportunity for first-time buyers or professional couples looking for a stylish home. Boasting two well-proportioned bedrooms and a modern bathroom, the property is ready to move straight into.

The welcoming reception room offers a warm and inviting living space, while the newly fitted contemporary kitchen has been finished to a high standard, providing both style and practicality. Neutral décor throughout creates the perfect blank canvas to make your own.

Ideally located with easy access to Burnley and Rawtenstall, this home is perfect for commuters and is close to a range of local amenities.

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Some images have been digitally staged using AI to illustrate the potential layout and appearance of the property.

Burnley Road, Rossendale, BB4 8RG

Offers Over £200,000

 2  1  1  C

- Two Bedroom Mid Terrace Home
- Neutral Décor Throughout
- On Street Parking Available
- Tenure - Leasehold
- Newly Renovated Throughout
- Ready To Move Straight Into
- EPC Rating - C
- Contemporary Fitted Kitchen
- Ideal First Time Buy
- Council Tax Band - B

Ground Floor

Entrance

Composite double glazed door to entrance vestibule.

Entrance Vestibule

4 x 3'5 (1.22m x 1.04m)

Door to reception room.

Reception Room

14'11 x 10'10 (4.55m x 3.30m)

UPVC double glazed window, two central heating radiators, stairs to first floor, door to kitchen.

Kitchen

14'10 x 14'1 (4.52m x 4.29m)

UPVC double glazed window, central heating radiator, panelled wall and base units with laminate surfaces, island and breakfast bar, integrated oven in a high rise unit, four ring induction hob, extractor hood, glass splashback, composite sink and drainer with mixer tap, space for fridge freezer, wood effect flooring, doors to understairs storage and utility room.

Utility Room

9'5 x 6'4 (2.87m x 1.93m)

UPVC double glazed window, base units with laminate surfaces, composite sink and drainer with mixer tap, plumbing for washing machine and dryer, wood effect flooring, UPVC double glazed frosted door to rear, door to WC.

WC

8'2 x 4'6 (2.49m x 1.37m)

Central heating radiator, two piece suite comprising of a dual flush WC and a vanity top wash basin with mixer tap, vinyl flooring.

First Floor

Landing

7'8 x 5'9 (2.34m x 1.75m)

Loft access. doors to two bedrooms and a bathroom.

Bedroom One

14'11 x 10'9 (4.55m x 3.28m)

UPVC double glazed window, central heating radiator, fitted above stairs storage.

Bedroom Two

13'11 x 6'8 (4.24m x 2.03m)

UPVC double glazed window, central heating radiator, enclosed boiler.

Bathroom

10'11 x 7'9 (3.33m x 2.36m)

UPVC double glazed frosted window, central heating radiator, three piece suite comprising of a dual flush WC, a pedestal wash basin with mixer tap and a panelled bath with mixer tap and an overhead direct feed rainfall shower and rinse head, partial PVC panel elevations, vinyl flooring, illuminated mirror.

External

Front

Slate chippings, bedding areas, path.

Rear

Enclosed yard, decking area, door to storage, laid to lawn garden.



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