



Total area: approx. 89.7 sq. metres (965.1 sq. feet)

Ground Floor

Entrance Hall

Kitchen
3.10m (10'2") x 2.41m (7'11")

Lounge/Diner
7.47m (24'6") x 3.24m (10'8")

First Floor

Landing

Bedroom 1
3.67m (12') x 2.71m (8'11")

Bedroom 2
3.70m (12'2") x 2.69m (8'10") max

Bedroom 3
2.76m (9'1") max x 2.07m (6'9")

Newly Fitted Shower Room

Outside

To the front of the property is a generous open plan garden that is laid mainly to lawn. There is a driveway providing off-road parking for up to three vehicles, there is a single garage measuring approx. 4.86m (15'11") x 3.50m (11'6"), that has an electric roller door, power and light connected, a personal door and window to the side. To the rear of the property is a

generous enclosed garden, that is laid mainly to lawn with mature planted borders, a paved patio and a composite decked seating areas, a garden shed, and a gate to the side.

Further Information

Council Tax Band: C
EPC Rating: C
Deposit: £1,500
Availability: Immediately
Pets: Considered
Household Income To Pass Referencing: Minimum £42,000

Disclaimer

All property details, photographs, floorplans, and other marketing materials produced by Ellis Winters are for general guidance only and do not form part of any contract. While we strive for accuracy, measurements, descriptions, and other information are provided in good faith but should be independently verified

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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£1,400 PER MONTH
ELIZABETH WAY
COLNE, PE28 3PH

PROPERTY SUMMARY

A well-presented, detached family home, with a cul-de-sac location, in a popular village setting. This superb home features a generous lounge/dining room with a bespoke media wall, a kitchen, three bedrooms, and newly fitted shower room. There is a generous enclosed rear garden, a generous front garden, a driveway providing off-road parking for up to three vehicles, and a garage with an electric roller door. Available immediately. Deposit £1,500. EPC Rating - C.

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