

Because life is

PettyTM
Real

35 Pasture Lane
Barrowford
BB9 6ES



For Sale

- Modern mid-terrace cottage
- Sought after village location
- Ideal for a first time buyer or downsizer
- Walking distance of amenities
- Lounge

Asking Price £165,000

- Fitted kitchen
- Two bedrooms
- Modern three piece bathroom
- Superb garden to the rear
- No chain



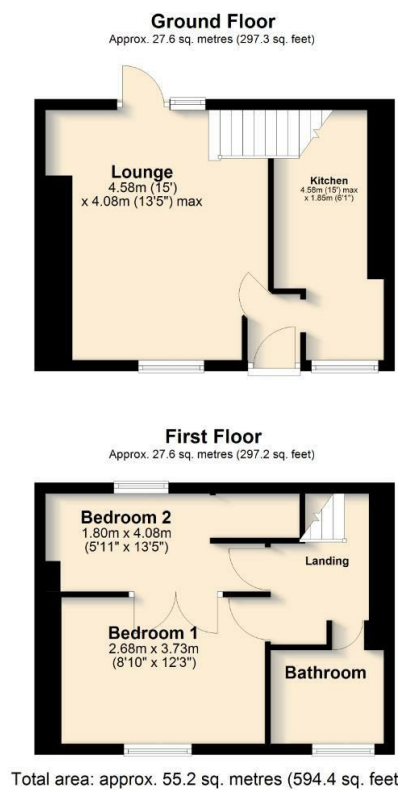
Situated on the ever-popular Pasture Lane in the heart of Barrowford, this charming two-bedroom terraced cottage is full of character and offers a rare opportunity to purchase a traditional home in a sought-after village location. Within easy reach of local shops, eateries, countryside walks, and transport links, it's perfectly suited to first-time buyers, professionals, or downsizers.

The property boasts a cosy and inviting living room to the front, ideal for relaxing or entertaining. To the rear is a fitted kitchen with a good range of base and wall units, providing space for everyday dining. While the kitchen does not provide direct access or overlook the garden, it offers practical functionality and could be updated to suit individual tastes.

Upstairs, there are two bedrooms—a generous double to the front with room for freestanding furniture and a single bedroom to the rear, which could also serve as a home office or nursery. A three-piece bathroom suite in white completes the accommodation, featuring a panelled bath with overhead shower, wash basin, and WC.

A standout feature of this home is the superb garden to the rear, which is accessed via the lounge. Generously sized and well maintained, it offers a peaceful outdoor retreat with lawned areas, mature borders, and space for seating or planting.

Blending charm, location, and outdoor appeal, this attractive cottage on Pasture Lane is an ideal home for those seeking a character property in vibrant and desirable Barrowford.



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.