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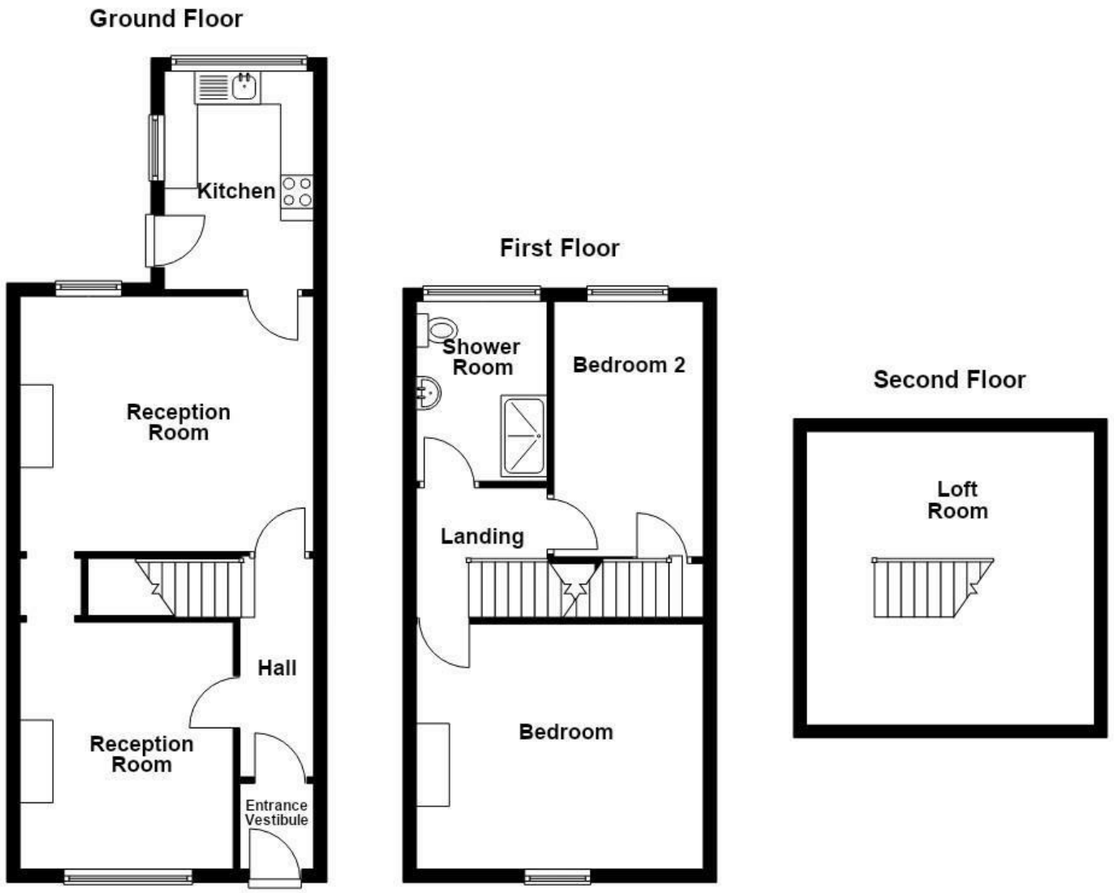

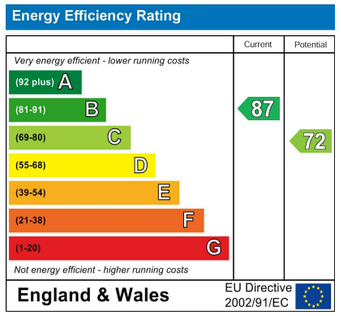

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Clifton Street, Blackburn, BB1 4DW

Offers Over £100,000

A FANTASTIC TWO BEDROOM TERRACED PROPERTY IN RISHTON

Nestled in the charming area of Clifton Street, Rishton, Blackburn, this delightful two-bedroom terrace house presents an excellent opportunity for both first-time buyers and savvy investors. The property boasts a versatile layout, featuring a second reception room that has been thoughtfully converted into an additional bedroom, allowing for flexible living arrangements. This means the home can comfortably accommodate up to three bedrooms, making it ideal for growing families or those seeking extra space.

The converted loft room adds a unique touch to the property, offering ample potential for various uses, whether as a home office, playroom, or additional storage. The location in Rishton is particularly appealing, providing a friendly community atmosphere while being conveniently close to local amenities, schools, and transport links.

This property is not only a wonderful starter home but also a promising investment opportunity, given the growing demand in the area. With its charming features and potential for further enhancement, this terrace house is a must-see for anyone looking to make their mark in the property market. Don't miss the chance to explore the possibilities this home has to offer.

Clifton Street, Blackburn, BB1 4DW

Offers Over £100,000

2 1 2 B

- An Enviable Mid Terraced Property
- Two Living Areas
- On Street Parking
- Tenure Leasehold
- Two Bedrooms
- Perfect First Time Home
- Council Tax Band A
- Loft Conversion
- Sought After Location
- EPC Rating D

Ground Floor

Entrance Vestibule
4'3 x 3'8 (1.30m x 1.12m)

Hallway
10'10 x 3'8 (3.30m x 1.12m)

Reception Room
12'3 x 10'7 (3.73m x 3.23m)

Inner Hallway
3'1 x 2'10 (0.94m x 0.86m)

Reception Room Two
14'7 x 12'8 (4.45m x 3.86m)

Kitchen
10'10 x 7'5 (3.30m x 2.26m)

First Floor

Landing
6'6 x 6'5 (1.98m x 1.96m)

Bedroom One
14'3 x 12'2 (4.34m x 3.71m)

Bedroom Two
12'8 x 7'6 (3.86m x 2.29m)

Shower Room
8'11 x 6'6 (2.72m x 1.98m)

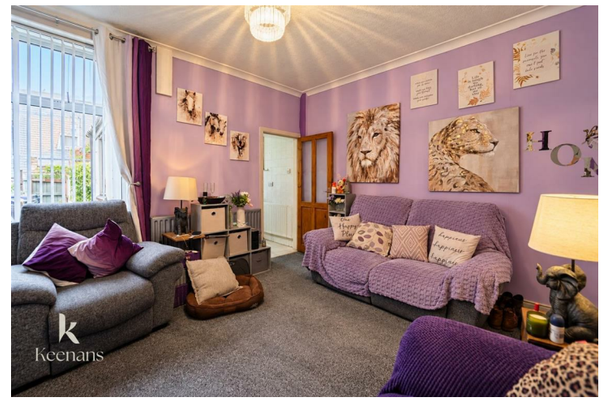
Second Floor

Loft Room
14'6 x 14'3 (4.42m x 4.34m)

External

Rear
Paved Courtyard.

Front
Paved Courtyard.



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