8 Croasdale Drive, Clitheroe

£350,000 Freehold

*THREE BEDROOM DETACHED BUNGALOW IN CLITHEROE * Positioned in a highly sought-after position just off Pendle Road in Clitheroe, this substantial three bedroom detached bungalow presents an exceptional opportunity for discerning buyers to tailor a home to their own tastes. Offered with no onward chain, the property is ideally situated within walking distance of Clitheroe town centre, ensuring easy access to a wealth of shops, amenities and transport links.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

THREE BEDROOM DETACHED BUNGALOW IN CLITHEROE
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The accommodation is thoughtfully arranged on one level, providing flat access throughout, which, combined with the practical layout, makes it particularly suitable for elderly residents or those seeking ease of movement. The spacious lounge serves as a welcoming central hub, flooded with natural light and perfect for relaxing or entertaining guests. The bungalow features two well-proportioned bedrooms, with a versatile third room that could be utilised as an additional bedroom or a formal dining room, depending on individual requirements. The kitchen, while retaining its original fittings, offers a canvas for modernisation and personalisation, allowing new owners to create a culinary space tailored to their lifestyle. The four piece bathroom, complete with both bath and separate shower, ensures comfort convenience for all residents.

Double glazing and central heating are installed throughout, providing year-round warmth and energy efficiency. Externally, the property benefits from a single garage and ample driveway parking, further enhancing its practicality. The landscaped rear garden, complemented by a charming patio seating area. With the generous amount of space on offer, the rear presents itself superbly for extensions at the rear (subject to the necessary consents).

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- Three Bedroom Detached Bungalow
- Excellent Position in Clitheroe off Pendle Road
- Single Garage
- No Onward Chain
- Stunning Landscaped Rear Garden with Patio Seating Area
- Four Piece Bathroom
- Potential for Renovation, Customisation and Extending
- Walking Distance to Clitheroe Town Centre
- Double Glazed and Central Heating Throughout

Porch
Frosted door with glass panel, door frosted wood door leading to hallway

Hallway
Carpet flooring, radiator, entrance to porch, storage cupboard, telephone socket

Lounge
Carpet flooring, uPVC double glazed window, wall mounted fire, TV point

Kitchen/Diner
Range of fitted wall and base units with contrasting worksurfaces, sink and drainer, fitted oven and grill, gas hob, extractor fan, space for fridge/freezer, plumbing for washing machine and dryer, fitted breakfast bar, carpet flooring, two UPVC double glazed windows, frosted glass external door to back garden, radiator

Dining Room/Bedroom 3
Carpet flooring, double glazed uPVC window, radiator

Bedroom 1
Carpet flooring, uPVC double glazed window, fitted floor to ceiling units with dressing table, fitted wall units with headboard, radiator

Bedroom 2
Carpet flooring, uPVC double glazed window, fitted floor to ceiling wall units with dressing table, fitted headboard with side tables, radiator

Bathroom
Four piece suite with shower enclosure, bath, wash basin, wc, vinyl flooring, frosted double glazed uPVC window, floor to ceiling built in storage cupboard, loft access with ladders, radiator

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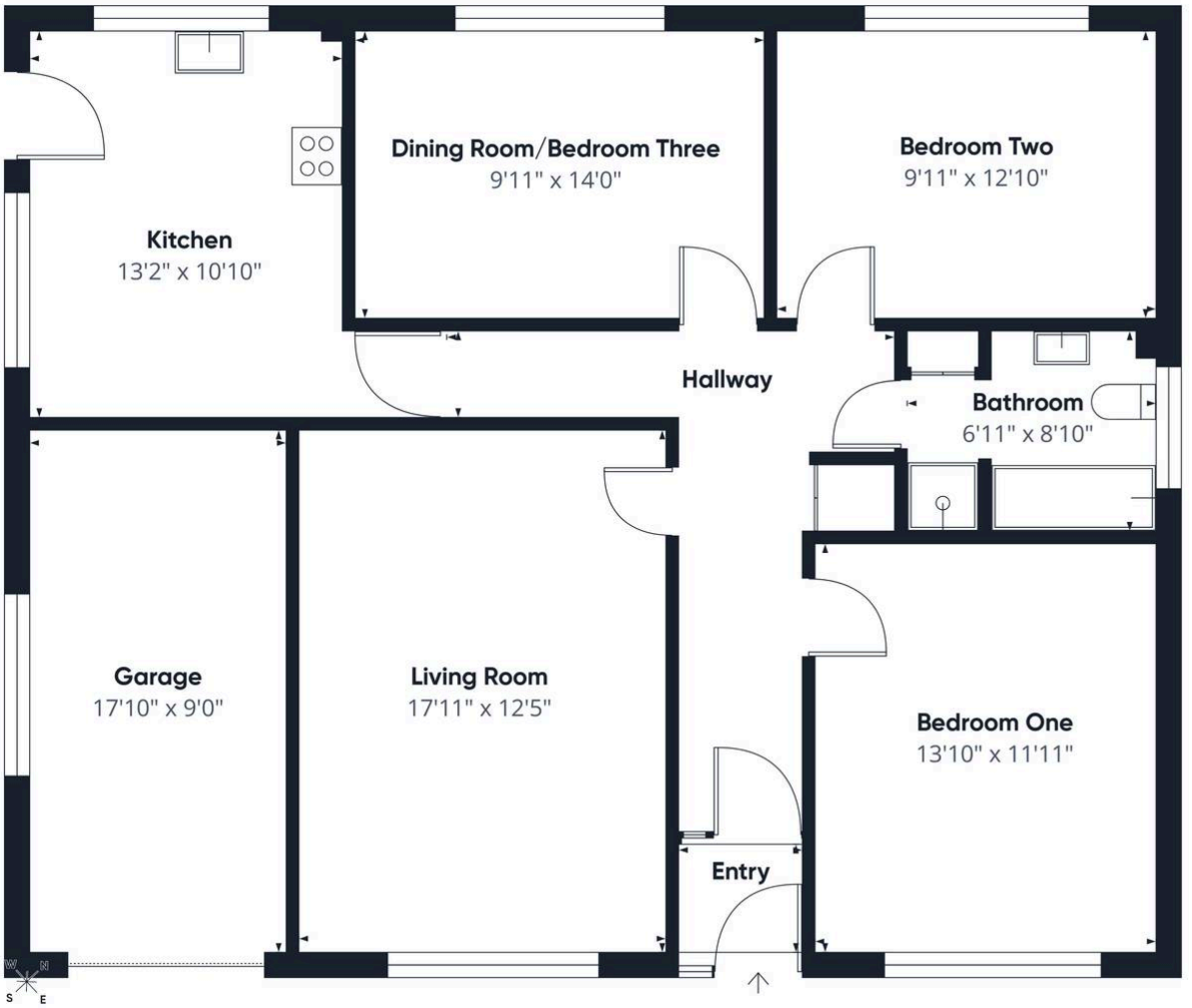

Approximate total area(1)

1169 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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