



HUNTERS[®]
HERE TO GET *you* THERE

3 2 2 C

PARK ROAD, DARWEN

Offers Over £160,000



Situated in the popular Whitehall area, this three storey terrace makes an ideal home suited to growing families or first time buyers.

The property comprises; entrance vestibule, front lounge, spacious sitting room, fitted kitchen. To the first floor there are two double bedrooms and a main bathroom. From the landing there is a further stairway leading to the third bedroom which benefits from an en-suite shower room. Out back accessible from the kitchen is a pleasant yard with artificial turf.

Park Road is located in the very popular Whitehall area of Darwen, within walking distance of the picturesque park. Darwen centre is 5 minutes away where you will find a vibrant market along with highly rated food venues & bars.

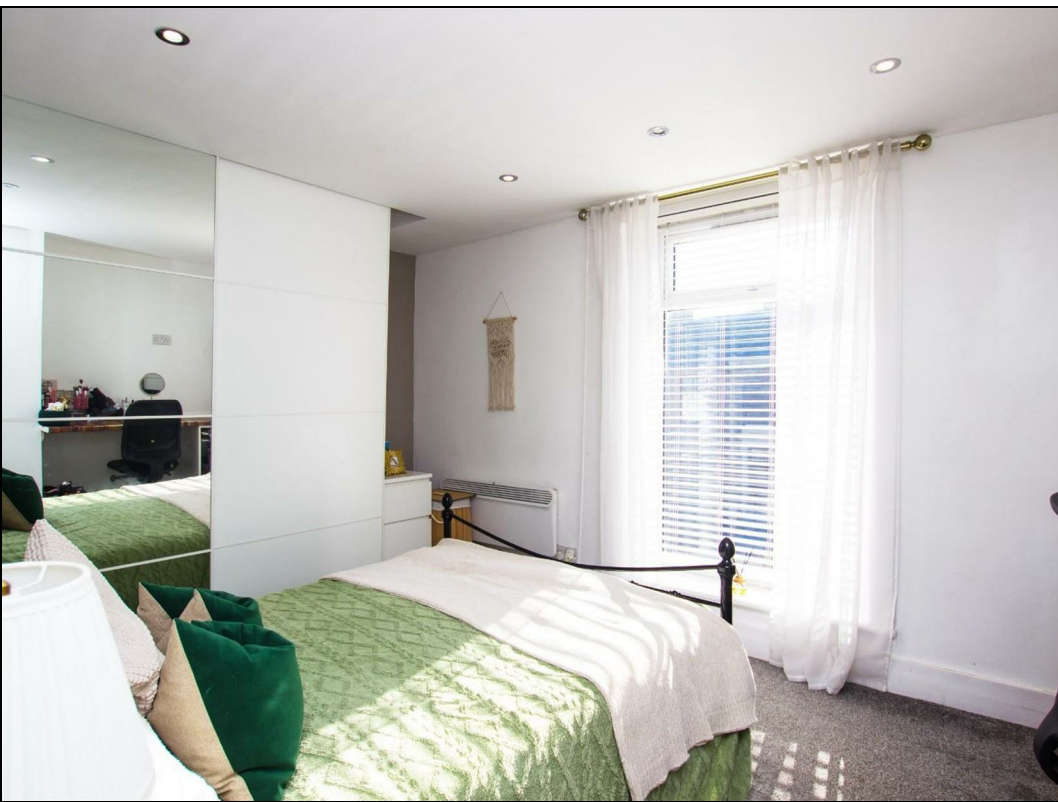
OUR THOUGHTS - *'Park Road is always extremely popular & with 3 bedrooms and multiple bathrooms this should be very popular'*

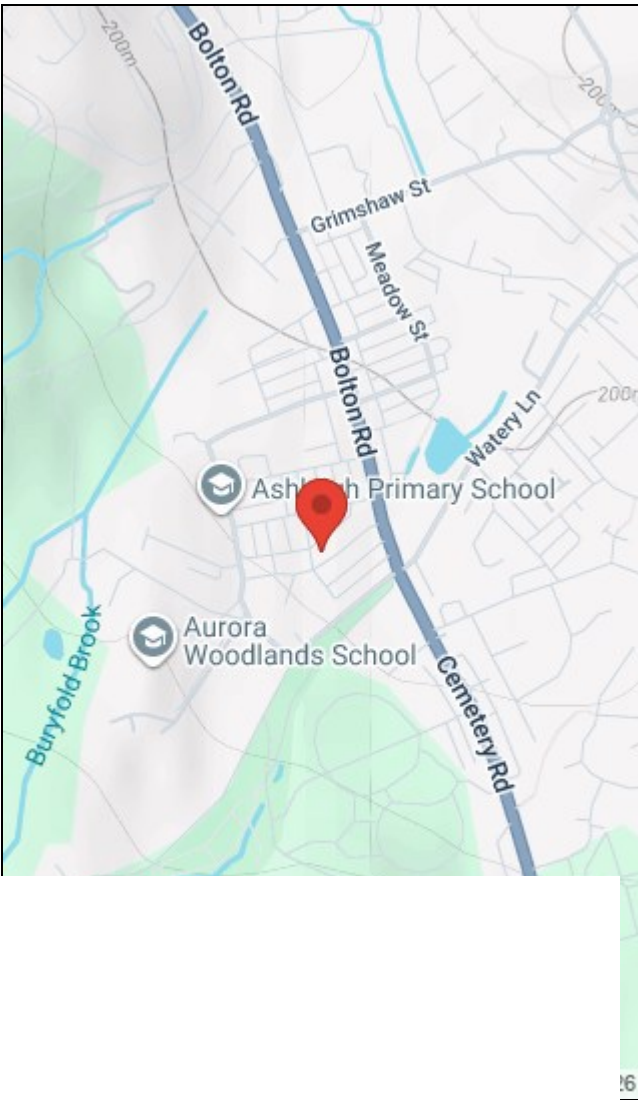
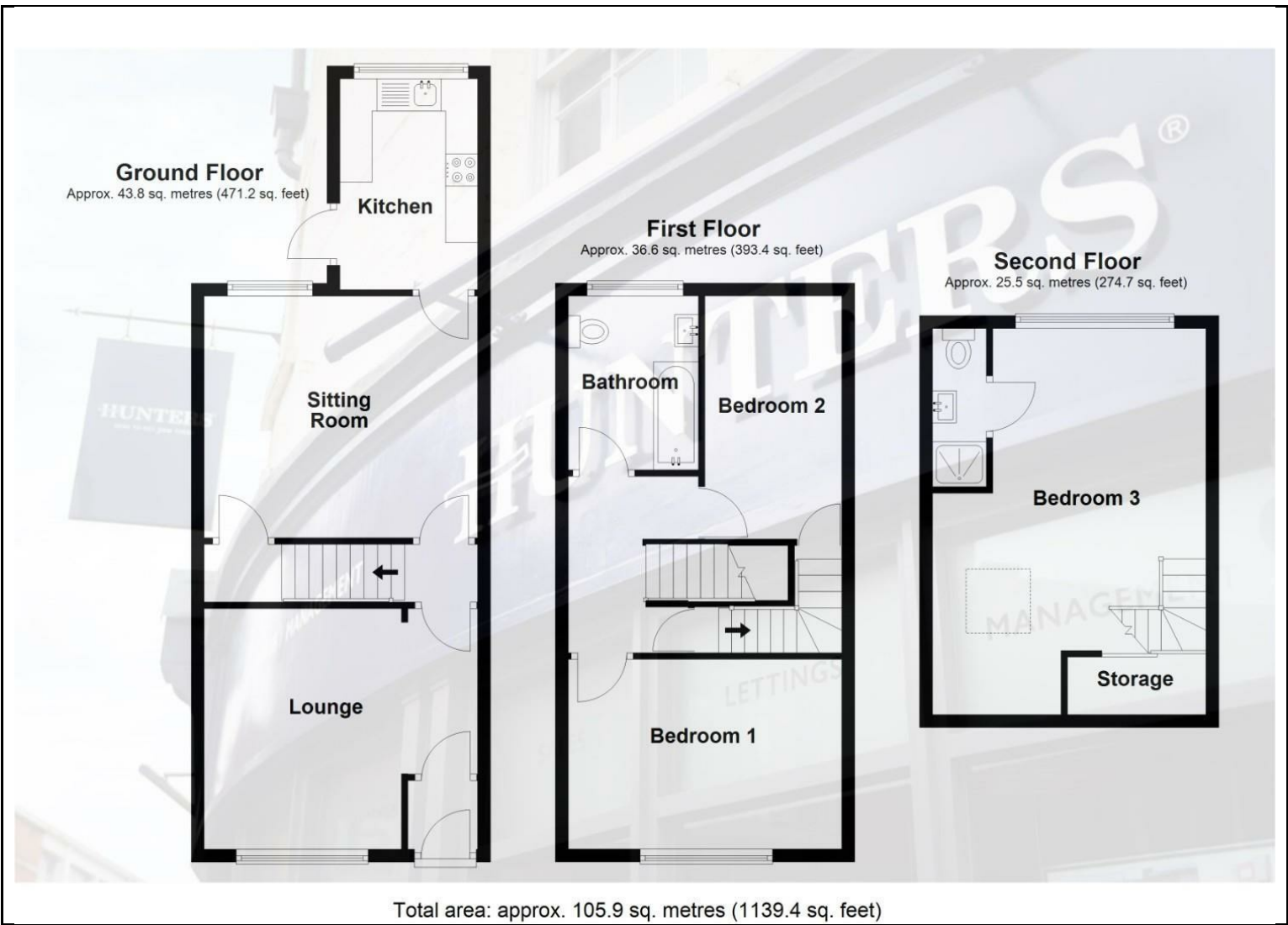
KEY FEATURES

- Garden Fronted Terrace
 - Three Bedrooms
- Bathroom & Master En-Suite
 - Built Over Three Floors
 - Two Sitting Rooms
 - Modern Decor
 - Whitehall Location
 - No Onward Chain









Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			88
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
EU Directive 2002/91/EC			
England & Wales			

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
EU Directive 2002/91/EC			
England & Wales			

16 Wellington Fold, Darwen, Lancashire, BB3 1PU | 01254 706471
 darwen@hunters.com | www.hunters.com



This Hunters business is independently owned and operated by Baxter Estate Agents Limited | Registered Address 207 - 209 Duckworth Street, Darwen, Lancashire, BB3 1AU | Registered Number: 8986836 England and Wales | VAT No: 872 1369 16 with the written consent of Hunters Franchising Limited.