

5 Devon Street, Colne, BB8 9EF

Price £130,000

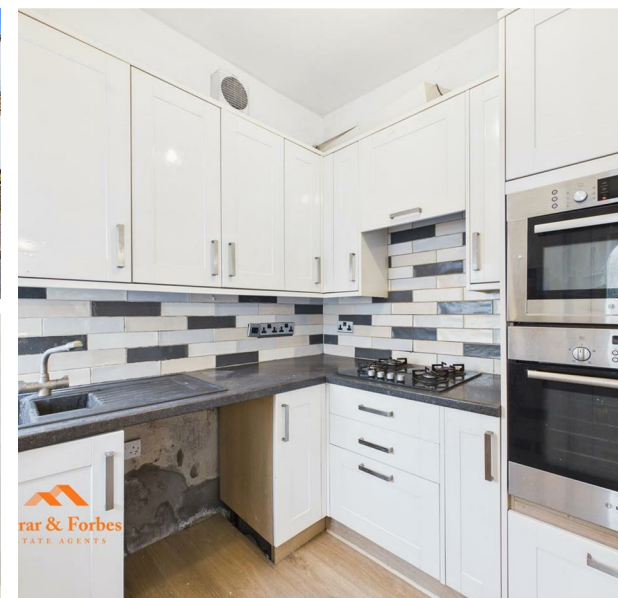
Council Tax Band:



Farrar & Forbes

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Perfect for first-time buyers, this well-presented mid-terrace home is situated in a quiet residential area and benefits from no onward chain, ensuring a smooth and straightforward purchase. Ideally located close to M65 motorway links, local schools, and within a short distance of the town centre.

Upon entering, the hallway leads into a welcoming front lounge featuring an electric fire with an attractive surround. To the rear is a spacious dining room, also with an electric fire and surround, creating an ideal focal point. Patio doors open directly onto the rear yard, allowing for plenty of natural light.

The extended kitchen is arranged in a practical horseshoe layout and fitted with matching white wall, base, and drawer units. Integrated appliances include an oven, grill, gas hob, and sink with drainer.

To the first floor are two bedrooms comprising a generous double and a well-sized single. The bathroom is fitted with a modern three-piece suite including a low-level WC, pedestal wash hand basin, and a walk-in shower.



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