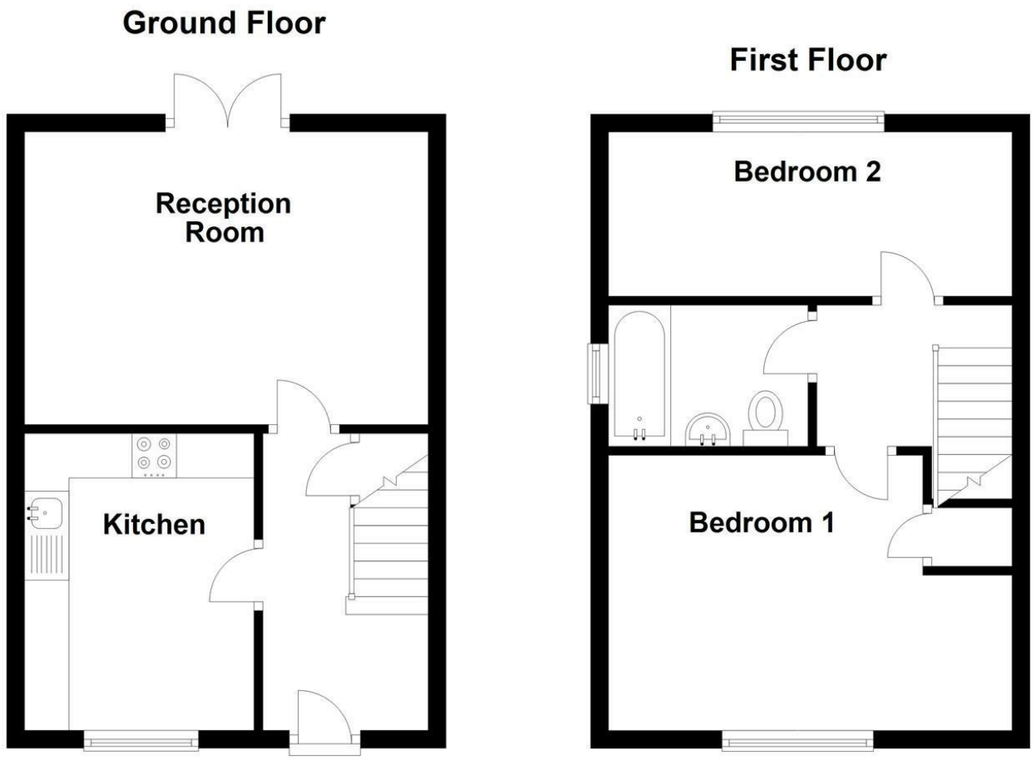
Keenans



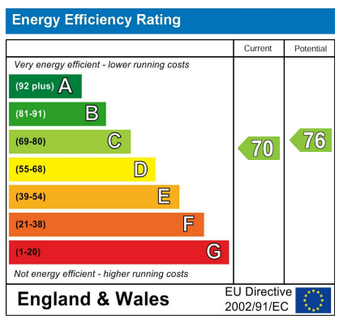
All floorplans are for guidance only. Not to scale. Please check all dimensions and shapes before making any decisions reliant upon them.
Plan produced using PlanUp.











Lindisfarne Close, Burnley, BB12 0TX

Offers Over £180,000

AN ENVIABLE TWO BEDROOM SEMI DETACHED PROPERTY

Situated within the most desirable location with enviable gardens and having been beautifully presented throughout, this beautiful two double bedroom semi detached property with being proudly welcomed to the market in the highly sought after location of Burnley on a popular estate. Benefitting from off road parking, two double bedrooms and spacious rooms throughout, this property is the perfect home for a small family or couple! Situated conveniently close to bus routes, good schools and amenities, as well as, network links to Accrington, Blackburn and Nelson.

The property comprises briefly; a welcoming entrance hallway provides access through to a spacious reception room, kitchen and staircase to the first floor. The first floor comprises of doors on to two double bedrooms and a three piece bathroom suite. Externally there is an enclosed laid to lawn garden to the rear with patio and bedding areas and laid to lawn garden to the front with off road parking.

For further information or to arrange a viewing please contact our Burnley office at your earliest convenience.

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

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Lindisfarne Close, Burnley, BB12 0TX

Offers Over £180,000

2 1 1 C

- EPC rating C
- Freehold Property
- Council Tax Band B
- Off Road Parking
- Spacious Rear Garden
- Excellent Commuter Links
- Well Located
- Beautifully Presented
- Nearby Schools

Ground Floor

Hall

13'03 x 5'07 (4.04m x 1.70m)

Central heating radiator, coving, wood effect floor, doors to the reception room, kitchen / diner and under stairs storage.

Reception Room One

12'10 x 10'11 (3.91m x 3.33m)

Central heating radiator, coving, electric fire, television point, wood effect floor, UPVC double glazed patio doors to rear.

Kitchen

13'03 x 6'10 (4.04m x 2.08m)

UPVC double glazed window, central heating radiator, range of white wall and base units, wood effect surfaces, tiled backsplashes, stainless steel sink with drainer and mixer taps, integrated electric Indesit oven with four rung gas hob and extractor hood, space for fridge / freezer, plumbing for washing machine, Worcester boiler, wood effect floor.

First Floor

Landing

6'00 x 5'11 (1.83m x 1.80m)

Loft access, smoke alarm, doors to two bedrooms and bathrooms.

Bedroom One

12'10 x 9'10 (3.91m x 3.00m)

UPVC double glazed window, central heating radiator, over the stairs storage.

Bedroom Two

12'10 x 8'01 (3.91m x 2.46m)

UPVC double glazed window, central heating radiator.

Bathroom

6'08 x 5'11 (2.03m x 1.80m)

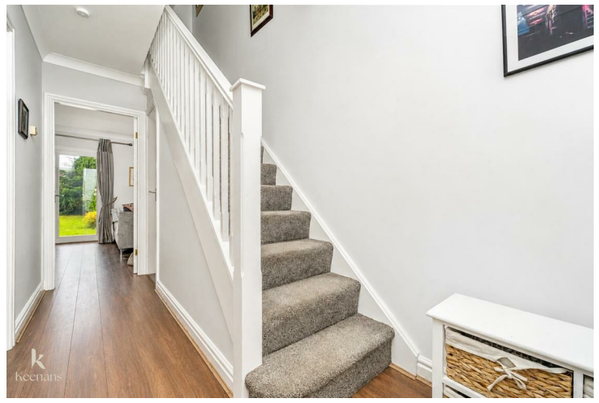
UPVC double glazed frosted window, central heating radiator, panel bath with direct feed sower, dual flush WC, pedestal wash basin with traditional taps, part tiled elevations, extractor fan, wood effect laminate floor.

Externally

Laid to lawn garden, off road parking.







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