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BELGRAVE ROAD, DARWEN

£450,000

Hunters are privileged to welcome 65 Belgrave Road. A seriously impressive property built over 4 floors offering a perfect mix of modern living with original characteristics.

The property comprises; entrance vestibule, inner hall, three reception rooms, modern kitchen, utility room and ground floor shower room. To the first floor there is an open landing giving access to four double bedrooms, family bathroom and separate WC. From the landing there is a further stair leading to a second floor landing with access to the 5th bedroom, modern shower room and two storage areas both with lighting. From the ground floor hall, stairs lead down to a generous sized cellar. The cellar has been recently tanked with damp proof membrane and has potential for anyone to develop into further living space, however works perfectly well for general storage.

Externally the property comes with a lovely rear garden with a mixture of lawn, flagstone patio and colourful flower beds. To the back of the garden there is access to a garage. To the front of the property, landscaped gardens sit either side of the steps leading to the front door, with mature shrubs and flowers and a flagstone seating area.

The house is situated on the doorstep of Bold Venture Park, nestled beneath Darwen Tower and the Moors, a highly sought after location. The house offers peace, quiet and a semi-rural lifestyle yet practical easy access into the town centre with easy transport links. Darwen is on a direct railway line to Manchester the centre of which is just 20 miles away; or in the other direction there is Clitheroe and the Ribble Valley. There are a range of local cafe's, an organic veg shop and restaurants in close proximity which are highly rated as well as some great schools, both primary & secondary.

OUR THOUGHTS - *'House of the year contender. We challenge anyone not to be instantly wowed with what this has to offer'*



KEY FEATURES

- Substantial 5 Bed End Terrace
- Located On Doorstep Of Bold Venture Park
- Three Reception Rooms
- Built Over 4 Floors
- Full Of Original Features
- No Onward Chain










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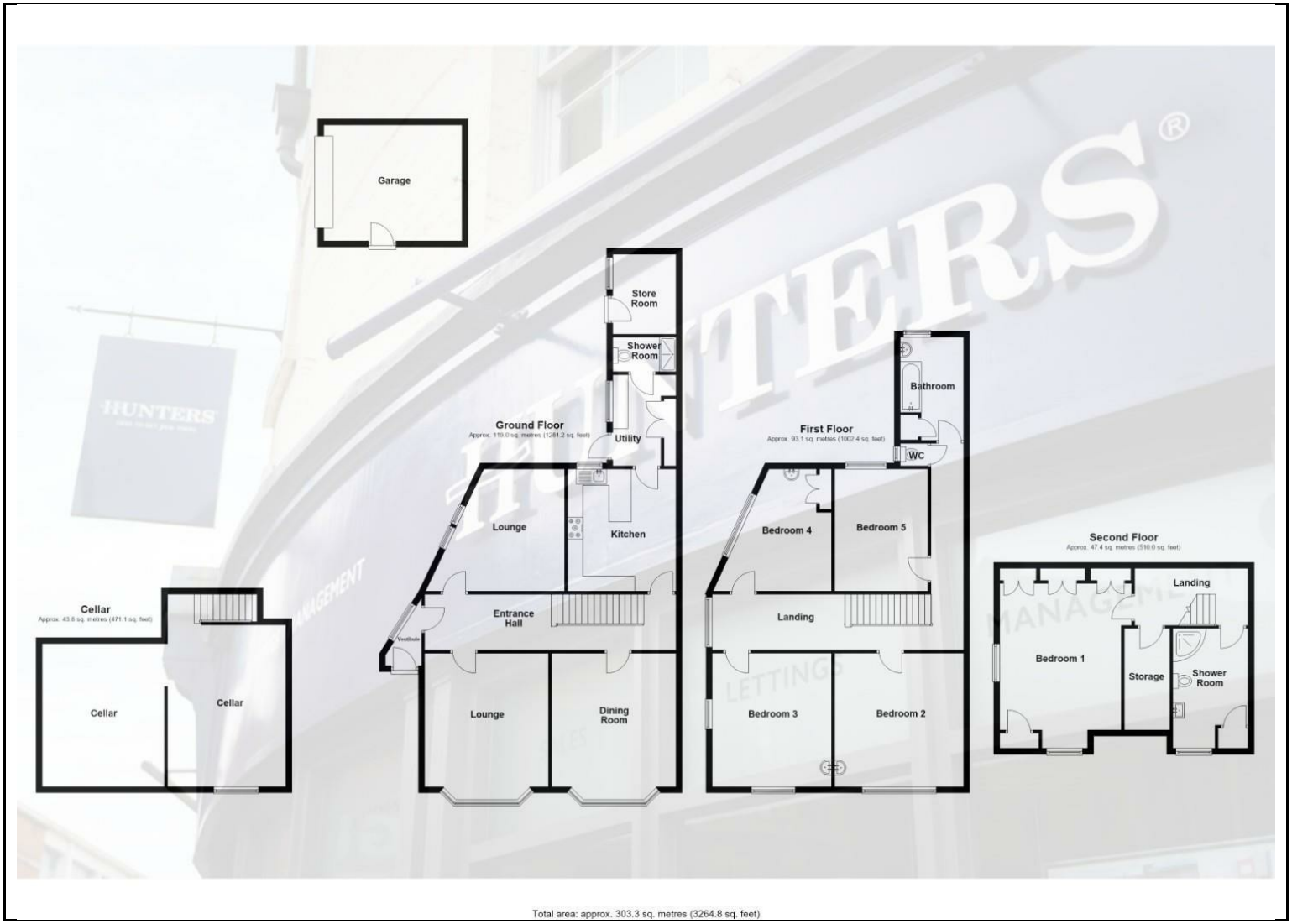












Total area: approx. 303.3 sq. metres (3264.8 sq. feet)

