

Because life is

PettyTM
Real

35 Pasture Lane
Barrowford
Nelson
BB9 6ES



For Sale

£775 Per Month

- Immaculately presented 2-bedroom terraced home in the heart of Barrowford village
- Stylish and modern interior décor with a tasteful blend of traditional charm and contemporary finishes
- Spacious and light-filled living room with original character features and cosy atmosphere
- Private rear garden, ideal for outdoor seating, potted plants, or quiet relaxation
- Two generously sized bedrooms, both beautifully decorated with neutral tones and plush flooring

- Desirable location within walking distance of Barrowford's shops, restaurants, and scenic countryside
- Contemporary kitchen/diner with sleek cabinetry, quality integrated appliances, and ample storage
- Council Tax - A
- EPC - D
- Deposit - £775



Welcome to this stunning two-bedroom terraced home, ideally situated in the sought-after village of Barrowford. Immaculately presented, this property perfectly blends modern elegance with traditional charm, offering stylish and comfortable living across two floors.

Step inside to discover a beautifully designed interior, featuring a bright and spacious living room with tasteful décor, original character features, and a cosy ambiance—ideal for relaxing or entertaining. The contemporary kitchen boasts sleek cabinetry, quality integrated appliances, and ample space for dining, creating a warm and inviting hub of the home.

Upstairs, you'll find two generously sized bedrooms, both finished to a high standard with soft neutral tones, plush carpets, and plenty of natural light. The luxurious bathroom is a real highlight, complete with a modern suite, elegant tiling, and high-end finishes.

Outside, the property benefits from a private rear garden—perfect for enjoying a morning coffee or evening drinks.

Located within walking distance of Barrowford's charming shops, cafés, and beautiful countryside walks, with excellent transport links nearby, this home is ideal for first-time buyers, downsizers, or anyone seeking a turnkey property in a vibrant community.

Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract.

A holding deposit capped at one weeks rent to reserve the property. If the application is successful this can be used towards the rent and deposit.



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

4 Manchester Road, Burnley, Lancashire, BB11 1HH

T.

burnley.sales@pettyreal.co.uk burnley.lettings@pettyreal.co.uk
property.management@pettyreal.co.uk

www.pettyreal.co.uk