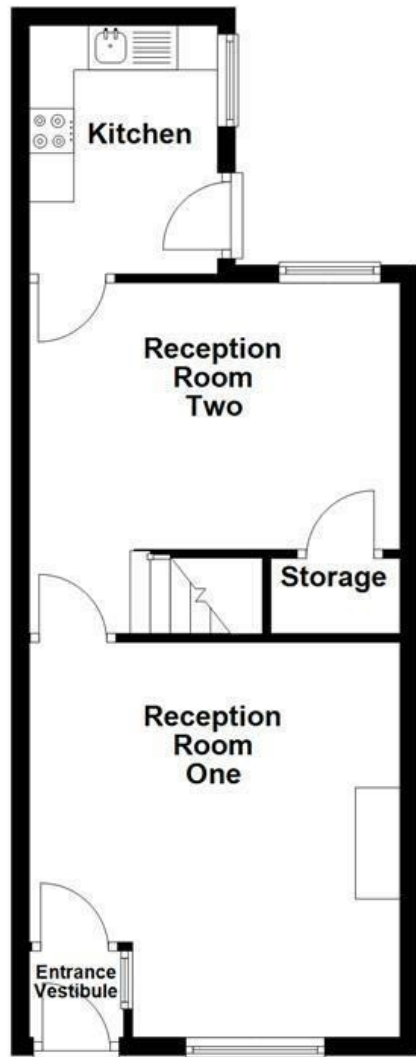
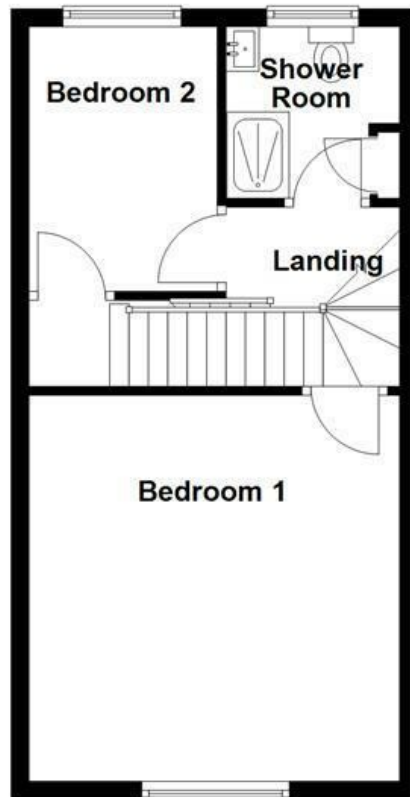


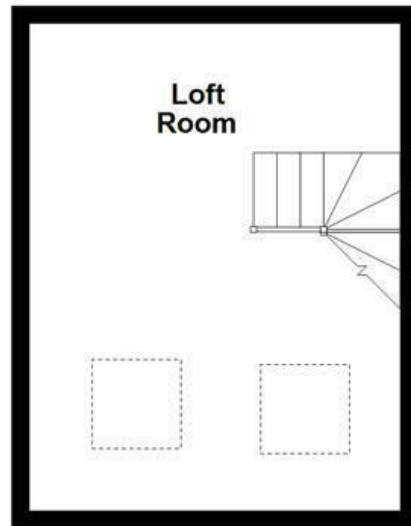
Ground Floor



First Floor



Second Floor



| Energy Efficiency Rating                    |         |           |
|---------------------------------------------|---------|-----------|
|                                             | Current | Potential |
| Very energy efficient - lower running costs |         |           |
| (92 plus) A                                 |         |           |
| (81-91) B                                   |         |           |
| (69-80) C                                   |         |           |
| (55-68) D                                   | 58      | 71        |
| (39-54) E                                   |         |           |
| (21-38) F                                   |         |           |
| (1-20) G                                    |         |           |
| Not energy efficient - higher running costs |         |           |
| England & Wales                             |         |           |
| EU Directive 2002/91/EC                     |         |           |

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.

## Salisbury Street, Rossendale, BB4 5TB

### £119,950

MID TERRACED PROPERTY TO BE VIEWED

Nestled on Salisbury Street in the charming town of Haslingden, Rossendale, this delightful mid-terrace house offers a perfect blend of comfort and style. With two generously sized bedrooms, this property is ideal for small families, couples, or individuals seeking a cosy yet spacious living environment.

Upon entering, you are welcomed by two spacious reception rooms that provide ample space for relaxation and entertaining. These versatile areas can be tailored to suit your lifestyle, whether you envision a warm family gathering or a quiet evening with a good book. The fitted kitchen is both functional and inviting, making meal preparation a pleasure.

The modern shower room adds a touch of contemporary elegance, ensuring that your daily routines are both convenient and enjoyable. Additionally, the enviable loft room presents an exciting opportunity for further use, whether as a home office, a playroom, or simply extra storage space.

This property is not only well-appointed but also conveniently located, offering easy access to local amenities and transport links. With its charming features and practical layout, this home on Salisbury Street is a wonderful opportunity for those looking to settle in the picturesque surroundings of Haslingden. Don't miss the chance to make this lovely house your new home.



Salisbury Street, Rossendale, BB4 5TB  
£119,950

2 1 2 D

- Tenure Leasehold
  - On Street Parking
  - Fitted Kitchen
  - Easy Access To Major Network Links
- Council Tax Band A
  - Two Generously Sized Bedrooms And Loft Room
  - Two Reception Rooms
- EPC Rating D
  - Modern Shower Room
  - Ideal First Time Buy With Viewing Essential

Ground Floor

Entrance Vestibule

3'6 x 3'2 (1.07m x 0.97m)

Reception Room One

14'7 x 13'8 (4.45m x 4.17m)

Reception Room Two

13'9 x 9'10 (4.19m x 3.00m)

Kitchen

9'2 x 6'11 (2.79m x 2.11m)

First Floor

Landing

6'3 x 5'10 (1.91m x 1.78m)

Bedroom One

14'3 x 13'10 (4.34m x 4.22m)

Bedroom Two

9'10 x 7'1 (3.00m x 2.16m)

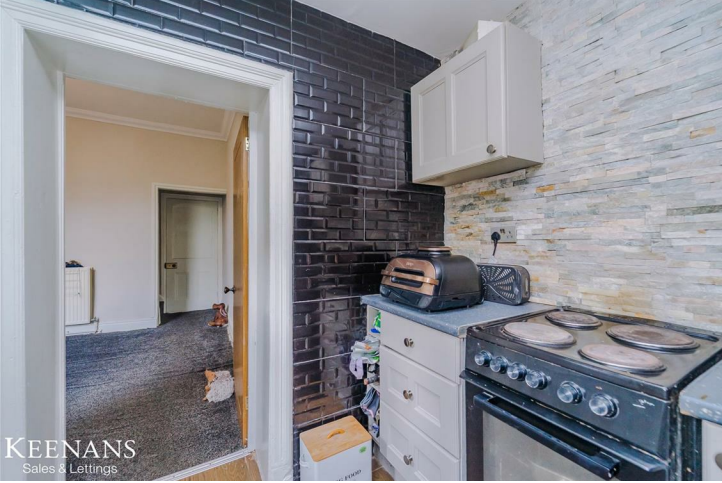
Shower Room

7' x 6'3 (2.13m x 1.91m)

Second Floor

Loft Room

17'11 x 6'3 (5.46m x 1.91m)



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