

**Blacksnape Pavillion, Blacksnape Road, Darwen, BB3 3PN**  
**Offers In The Region Of £490,000**  
**Council Tax Band:**



Nestled on the picturesque Blacksnape Road in Darwen, this charming cottage offers a delightful blend of comfort and elegance. With three well-appointed bedrooms, including a luxurious ensuite, this property is perfect for families or those seeking a serene retreat. The cottage boasts two inviting reception rooms, providing ample space for relaxation and entertaining guests.

For those who work from home or require a quiet space for study, the property features two dedicated studies, ensuring productivity in a peaceful environment. The stunning views surrounding the cottage enhance its appeal, offering a tranquil backdrop to daily life.

In addition to its interior charm, the property includes a double garage, providing secure parking for two vehicles and extra storage space. The outdoor area is equally inviting, making it an ideal setting for enjoying the beautiful British countryside.

This cottage is not just a home; it is a lifestyle choice, offering both comfort and convenience in a sought-after location. With its blend of modern amenities and traditional charm, this property is a rare find and is sure to attract those looking for a unique living experience in Darwen.



Open House South East Manchester



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