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For
Sale



34 Bankhouse Street
Barrowford BB9 6HY

£117,500



A two bedroom mid terrace house situated in the sought after of Barrowford, with all the convenience of the local town amenities just a short walk away, with an abundance of boutique shops, café's and restaurants, as well as being able to enjoy peaceful walks in the hills. There is also St Thomas Church of England Primary School a 10 minute walk away for an easy school run.

Key Features:

- SOUGHT AFTER LOCATION
- LARGE MAIN BEDROOM
- 3 PIECE WET ROOM WALK IN SHOWER
- LARGE FITTED KITCHEN
- STORAGE SHED
- SPACIOUS LOUNGE
- FITTED WARDROBES
- COURTYARD
- OUTSIDE COURTYARD

Tenure: Freehold
EPC Rating: D
Council Tax Band: A



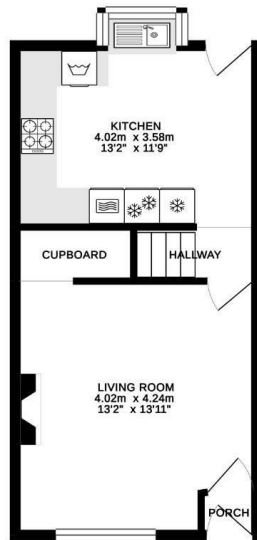
134 Gisburn Road, Barrowford, Lancashire, BB9 6HQ
T: 01282 615900



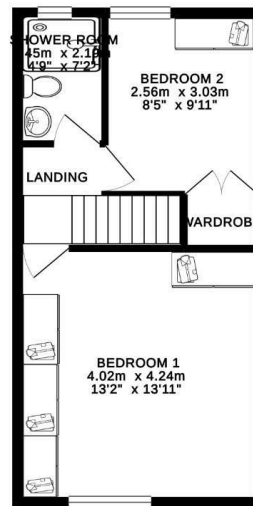
www.pettyreal.co.uk

2 BEDROOM House - Terraced

GROUND FLOOR
33.5 sq. m. (361 sq. ft.) approx.



1ST FLOOR
32.8 sq. m. (353 sq. ft.) approx.



TOTAL FLOOR AREA: 66.4 sq. m. (714 sq. ft.) approx.
While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floors, ceilings, walls and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The materials, systems and appliances shown here are not meant used and no guarantee as to their quality or efficiency can be given.
Made with Floorplan 12/13

Main Description:

Presenting a spacious property with bags of potential, this two bedroom stone brick mid terrace house situated just minutes from a thriving high street is perfect for growing families. All the stunning surrounding countryside and the convenience of the local town amenities are just a short walk away, with an abundance of boutique shops, café's and restaurants, as well as being able to enjoy peaceful walks in the hills. There is also Gisburn Road and St Thomas Church of England Primary Schools just a 10 minute walk away for an easy school run.

You enter the property through an entrance porch which leads into the main downstairs living space with a large front window and electric fireplace for those cosy nights in. Moving toward the rear of the property the stairway is located which leads to the first floor, followed by a large fitted kitchen with white wooden shaker cupboards. Rear doorway leads to the outside courtyard.

Up the stairs you will find a large bedroom toward the front with plenty of storage space with several fitted wardrobes. To the rear is a wet room complete with sink, wc, shower. The second bedroom overlooks the rear of the property and is complete with a fitted over the stairway wardrobe and another fitted wardrobe on the opposite side of the room.

Externally the house offers low maintenance outdoor living with paved areas to the front and rear. The rear courtyard contains a storage shed and store with electrical supply, perfect for any outdoor projects.

An early viewing is highly recommended to see for yourself what potential this property has to offer.

LOCATION

For Satnav purposes the postcode of the property is BB9 6HY. As you travel down the M65 toward Colne, take junction 13 toward Barrowford. Take the second exist (A628) into Barrowford and follow this road through the high street. Go straight on at the mini roundabout, take the 2nd left onto Park Street and Bankhouse Street runs adjacent, with number 34 being on the right.



IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property