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Plot 27 Foxhills  
Clitheroe Road  
Brierfield BB9 5QQ

£165,000



### Key Features:

Tenure: Freehold  
EPC Rating: G  
Council Tax Band:





# 3 BEDROOM House - Semi-Detached

## Main Description:

Foxhills offers a superb selection of homes located within a sought after area of Brierfield. The semi rural but convenient position benefits from an outlook to stunning countryside scenery.

The development offers a cluster of spacious 2 and 3 bedroom bungalows and semi detached family homes nestled just above the superb Quaker Heights and Spinners View developments and adjacent to the Leeds Liverpool canal. Perfectly nestled beneath the iconic Northlight development, this unique scheme is conveniently placed for the M65 and access to the town centres of Nelson, Brierfield and Burnley.

### SPECIFICATION

Traditional construction of reconstituted stone, render feature panels and natural stone window detailing under a redland cambrian slate roof.

Windows and doors throughout to be PVC double glazed.

Gas central heating with energy efficient boiler.

Fully fitted quality kitchens with choice of cabinets, worktops and handles. A range of integrated appliances to include oven, hob, extractor and integrated fridge freezer.

Bathrooms with modern white sanitary ware complemented by contemporary chrome fittings and a choice of ceramic tiling.

Moulded skirting and architraves throughout, internal doors with stainless steel ironmongery.

Energy saving fittings will be installed in-line with current legislation.

Mains powered smoke detectors fitted as standard and security alarm.

Turfed front and rear gardens with timber fenced/walled boundaries where applicable.

10 Year NHBC warranty.



**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