

Because life is

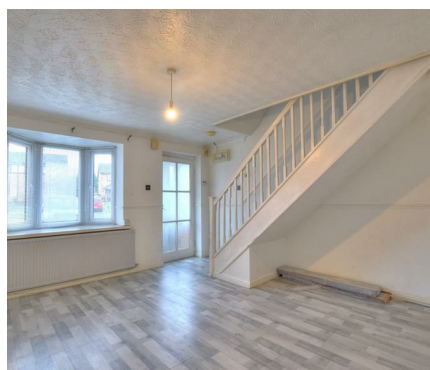
Petty
Real™

For
Sale



75 The Moorings
Burnley BB12 0TP

£110,000



Key Features:

- Two Bed Mews
- Rear Garden
- Close To Local Schools
- No Chain
- Near Bus Stops
- Driveway
- Fitted Kitchen
- Highly Sought After Area
- Storm Porch
- Viewing is A Must

Tenure: Freehold
EPC Rating: C
Council Tax Band: B

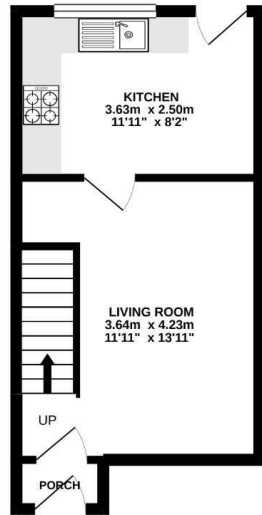


26 Manchester Road, Burnley, Lancashire, BB11 1HH
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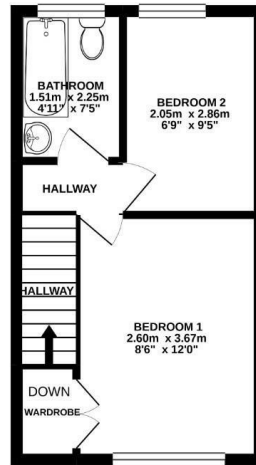
www.pettyreal.co.uk

2 BEDROOM House - Mews

GROUND FLOOR
25.4 sq.m. (274 sq.ft.) approx.



1ST FLOOR
24.5 sq.m. (264 sq.ft.) approx.



TOTAL FLOOR AREA: 49.9 sq.m. (537 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms 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 services, systems and appliances shown have not been tested and no guarantee as to their condition or efficiency can be given. Made safe Marketing, ©2021

Main Description:

This two-bed mews is located off of Pendle Way and provides the perfect opportunity for any investors looking for an instant cashflow. Close to local schools, bus stop and parks, this could also make the perfect first time buy property.

Entering the property into the storm porch this provides access to the living room, this has been fitted with uPVC double glazing. To the rear is the kitchen diner which has matching wall, base and drawer units with contrasting working surfaces.

On the first floor there is a double bedroom and a generous sized single bedroom overlooking the rear garden. The three-piece bathroom suite comprises low-level WC, pedestal hand wash basin and a paneled bath with an overhead shower.

Externally there is a driveway for two cars to the front and a lovely rear garden space.



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