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For
Sale



279 Briercliffe Road
Burnley BB10 1TY

£475 PCM



Key Features:

- Conveniently located for Burnley General Hospital
- Lounge and separate living room
- Electric oven and gas hob.
- Three piece bathroom suite
- Double glazing
- Refurbished mid terrace property
- Galley style kitchen
- Two bedrooms
- Gas central heating
- NO SMOKERS, NO PETS Unfortunately, no housing benefit claimants can be considered for this property due to a restriction in the landlord's mortgage term/insurance.

Tenure:

EPC Rating: D

Council Tax Band: A

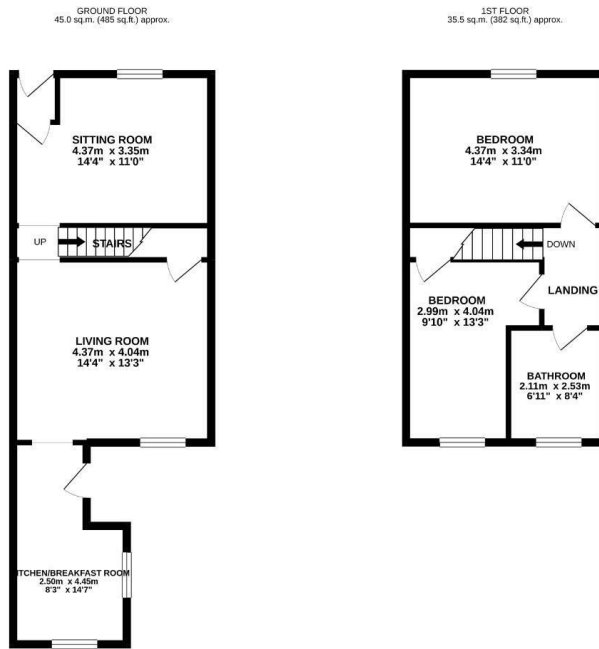


26 Manchester Road, Burnley, Lancashire, BB11 1HH
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2 BEDROOM House - Terraced



TOTAL FLOOR AREA: 80.6 sq.m. (867 sq.ft.) approx.
While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floor, window, ceiling, and other areas should be regarded as approximate and not intended to be used for any other purpose or in any contract. This plan is for guidance purposes only and should be used in such as such by any prospective purchaser. The services, appliances and fittings shown here are not intended to be a guarantee as to their availability or efficiency can be given. Plans with reference 10000

Main Description:

Refurbished mid terrace property conveniently located for Burnley General Hospital and all local amenities.

The property comprises, lounge and separate living room, galley style kitchen with a range of matching wall, base and drawer units and integrated electric oven and gas hob.

To the first floor, there are two bedrooms and a three-piece bathroom suite.

It is further complemented by the modern-day comforts of gas central heating and double glazing and includes new vertical blinds.

As mentioned full refurbishment Highly recommended!

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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