

Because life is

Petty
Real™

136 Skipton Road
Colne
BB8 0NX



For Sale

£1,100 PCM

- Three Bedrooms
- Enclosed Garden
- Open Plan Living
- Built in Fridge Freezer
- Downstairs WC

- Close To Colne Town Centre
- Off Road Parking
- Three Piece Bathroom
- Deposit £1,100
- NO SMOKERS



When it comes to a great location, Langroyd Place is the place to be. Between the town and some of Lancashire's best countryside, it offers the best of both worlds.

The beauty spots of Lake Burwain and Noyna Rocks are a short walk away and offer outstanding views which are among the best in Lancashire and Foulridge Wharf, on the Leeds and Liverpool Canal, is a pleasant walk from Langroyd Place.

You can enjoy a leisurely breakfast or ice-creams, coffee and cake in the converted carriers warehouse, which becomes a bistro in the evenings.

There are great opportunities for leisure, with cycling and walking alongside the canal, sailing on Lake Burwain with the stunning backdrop of Pendle Hill, golfing to be enjoyed in the countryside setting of Colne Golf Club.

Neighbouring Colne town centre with its thriving independent shops, restaurants, bars and theatres is handy for Langroyd Place and the North Valley Retail Park for national stores and supermarkets is just around the corner.

Langroyd Place enjoys a sunny position with attractive mature trees at the edge of the development making this a great neighbourhood to live in, on a popular gateway in and out of Colne.

Sacred Heart Roman Catholic Primary School, Colne and St Michael and All Angels School in neighbouring Foulridge have both been rated GOOD by Ofsted.

The external is of the show home

NO SMOKERS



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