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For
Sale



23 Claremont Street
Colne BB8 0PW

£135,000



Key Features:

- Immaculate mid terrace
- Modern fitted kitchen
- Three bedrooms (including attic)
- Enclosed rear yard
- Internal viewing advised
- Two good sized reception room
- Separate dining room
- Three piece bathroom
- GCH & DBL glazing
- Established residential area

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



3 BEDROOM House - Terraced



Main Description:

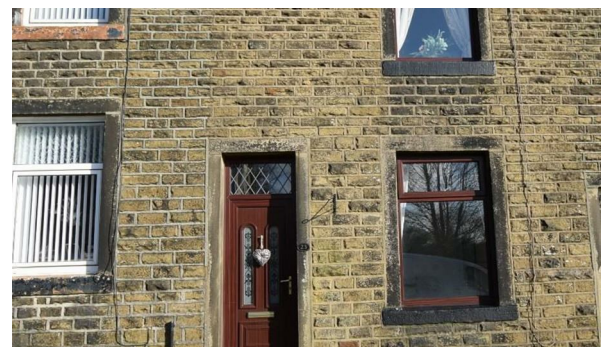
****CHAIN FREE****

An immaculately presented and spacious mid terrace dwelling situated in an established and popular residential area off Keighley Road in Colne, a short distance away from local amenities, public transport links and is with in catchment of local primary and secondary schools. The property offers modern and contemporary décor throughout and would present an ideal purchase for a first time buyer or growing family, must be internally viewed.

The accommodation comprised to the ground floor entrance vestibule accessed via UPVC double glazed door leading to entrance hallway with stairs providing access to the first floor, a good sized lounge with gas fire and surround, a second larger reception room with living flame gas fire and surround and under stairs storage cupboard. From the living room leads to a separate modern fitted kitchen housing an excellent range of wall and base units with complementary work surfaces and splashbacks, freestanding gas cooker, stainless steel sink unit, plumbing for automatic washing machine and has a UPVC double glazed door leading to rear yard. From the kitchen leads to a dining room which would also be utilised as a home office with feature fireplace.

To the first floor is a landing, an excellent sized double bedroom to the front with walk in storage cupboard, a good sized second bedroom to the rear and a three piece bathroom suite in white comprising bath with mixer shower over, low level wc and pedestal hand wash basin. To the second floor is a useful attic room with Velux skylight which could potentially be used as a third bedroom or other uses.

Externally to the rear of the property is an enclosed yard. The property benefits from the modern day comforts of UPVC double glazing and gas fired central heating. An internal viewing appointment is recommended.



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