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23 Linkside Avenue
Nelson
BB9 9LJ



For Sale

- Detached
- Four Bedrooms
- Two Reception Rooms
- Garage
- Driveway

Price £235,000

- Large Garden
- Adjacent To Marsden Golf Course
- Family Home
- Located On the Outskirts Of Nelson
- Spacious Living Accommodation



Located on an established and popular residential development on the outskirts of Nelson, enjoying a fabulous position abutting Marsden Golf Course, this detached, four bedroom home offers generous living accommodation across two floors and would be an ideal purchase for a growing family.

The accommodation briefly comprises a central entrance hallway leading to a useful downstairs cloakroom and spacious living room with feature gas fireplace and large window to the front letting in an abundance of natural light.

To the back of the property is a large dining room with patio doors leading to the garden and an archway into the kitchen which boasts matching wall, base and drawer units with contrasting work surfaces, double bowl stainless steel sink, integrated fridge/freezer, double oven and five ring gas hob with extractor fan.

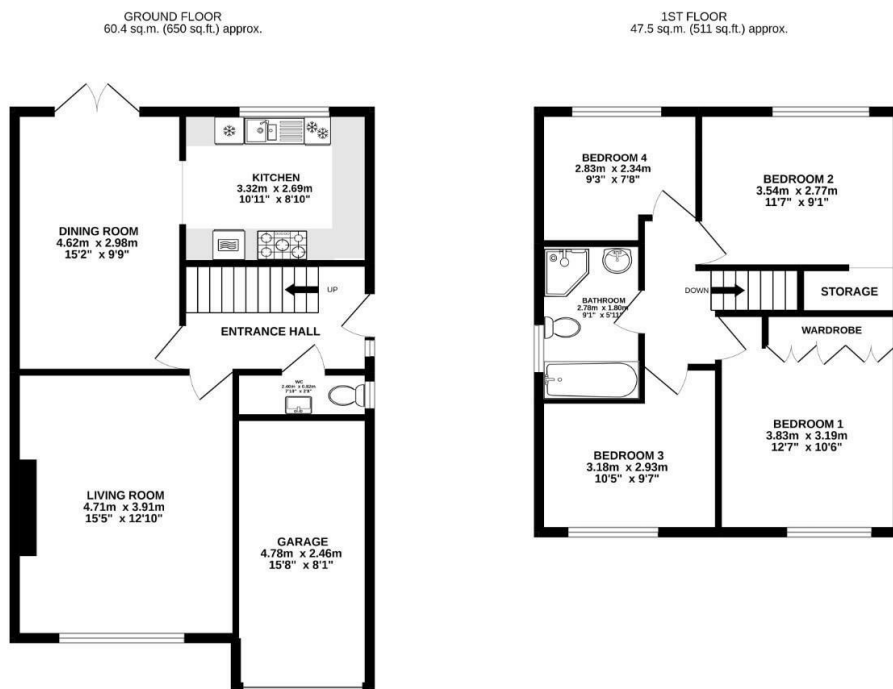
On the first floor there three generous double bedrooms, one benefitting from built in wardrobes, and a large single bedroom.

The family bathroom houses a modern four piece suite in white comprising low level WC, pedestal wash basin, panelled bath and separate shower unit.

There is also a garage attached to the property with space for a single vehicle.

The property benefits from the modern day comforts of gas central heating and UPVC double glazing.

Externally there is a large driveway to the front of the property and a spacious rear garden with flagged patio area and mature bedding space leading into a raised lawn overlooking the golf course.



TOTAL FLOOR AREA: 107.9 sq.m. (1161 sq.ft.) approx.
Whilst every attempt has been made to ensure the accuracy of the footprint 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 operability or efficiency can be given.
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11 Albert Road, Colne, Lancashire, BB8 0RY
T. 01282 868686
Colne.sales@pettyreal.co.uk

www.pettyreal.co.uk