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4 Portland Street
Colne
BB8 0LX



For Sale

Price £127,500

- Mid-Terrace
- Two Bedrooms
- Large Modern Kitchen
- Recently Renovated
- Close To Local Amenities

- Ideal For First Time Buyers
- Popular Residential Location
- Tax Band - A
- EPC - C



A well presented two bedroom, mid-terrace property, located in an established and popular residential area of Colne off Keighley Road, perfect for first-time buyers and within easy access to local Schools, public transport links and other amenities.

The accommodation is arranged over two floors and briefly comprises on the ground floor: a generous lounge to the front with a large window letting in an abundance of natural light and an open staircase ascending to the first floor.

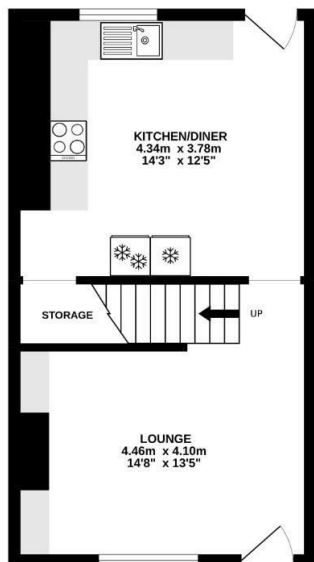
To the rear is a large kitchen/diner housing an excellent range of modern wall, base and drawer units with complimentary granite work surfaces and splashbacks, an integrated oven, hob with an overhead extractor fan, integrated fridge, freezer and dishwasher, inset sink, plumbing for a washing machine and a useful under stair storage cupboard.

To the first floor is a central landing space with access to a spacious double bedroom to the front with a handy over stair storage cupboard and fitted wardrobes, a good-sized second double bedroom to the rear and a three-piece bathroom suite in white comprising a low level WC, pedestal wash basin and panelled with overhead shower.

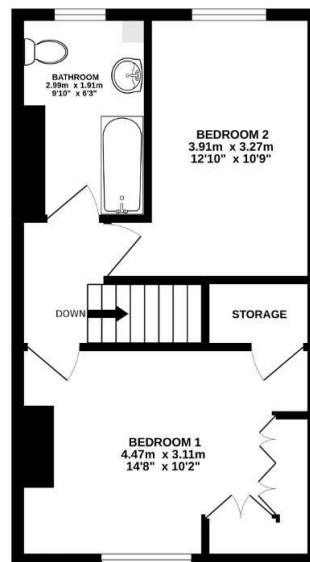
Externally there is an enclosed yard to the rear.

The property benefits from the modern-day comforts of UPVC double glazing and gas-fired central heating and an internal viewing appointment is recommended.

GROUND FLOOR
32.9 sq.m. (354 sq.ft.) approx.

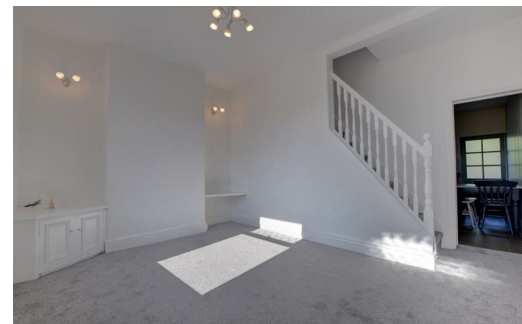


1ST FLOOR
33.6 sq.m. (361 sq.ft.) approx.



TOTAL FLOOR AREA: 66.5 sq.m. (716 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplans 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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