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15 Grosvenor Street
Colne
BB8 0JP



For Sale

Price £140,000

- Tax Band - A
- EPC - D
- Mid-Terrace
- Sought After Location
- Fully Refurbished

- Two Reception Rooms
- Three Bedrooms
- Modern Kitchen
- Access To Safe Playing Area



A fully refurbished, spacious, mid-terrace property situated in an established and sought after residential location off Keighley Road, a short distance away from local Schools, amenities and public transport links.

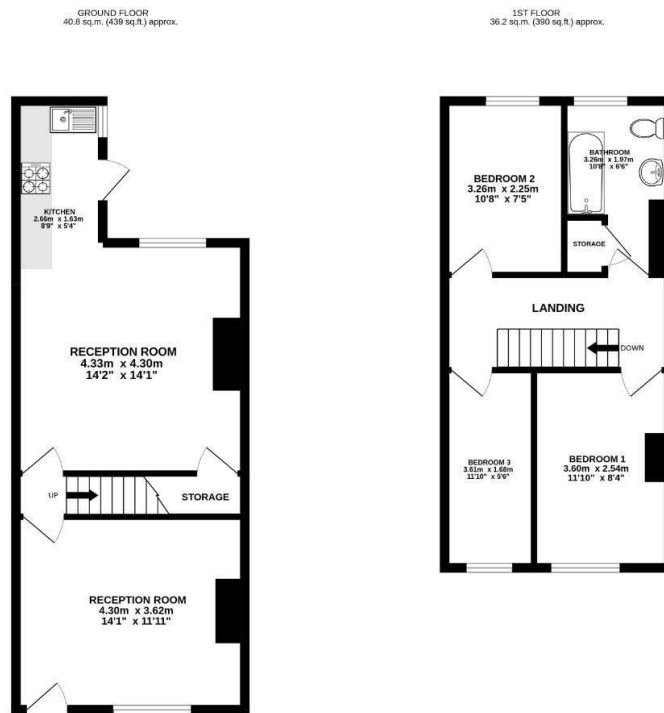
The property is arranged over two floors and briefly comprises to the ground floor; a generous reception room situated to the front, accessed through a composite front door, with a large window letting in plenty of natural light and a wooden fireplace with an electric fire. An inner lobby with stairs accessing the first floor leads to a second, larger reception room which benefits from a useful under stair storage cupboard and is open plan with the modern kitchen, which houses matching wall, base and drawer units with a complimentary, marble effect work surface, grey subway tile splashback, stainless steel sink, oven and gas hob with an overhead extractor fan.

To the first floor is a central landing leading to three generous bedrooms and a modern, half tiled bathroom housing a white, three piece suite comprising a low level WC, wash basin with vanity unit and a panelled bath with overhead shower.

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

Externally, to the rear of the property is an enclosed yard. Through membership of the Grosvenor Street and Mabel Street Residents Association there is access to a safe grassed playing area which is ideal for children or barbecuing. There are additional allotments available. There is no through road which provides a great community setting which should be attractive to first time buyers or growing families.

An internal inspection is highly recommended to fully appreciate this property.



TOTAL FLOOR AREA: 77.0 sq.m. (829 sq.ft.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of areas, windows, doors and any other items are approximate and no responsibility is taken for any errors, omissions or mis-statements. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown hereon are not to be relied upon for any guarantee as to their operability or efficiency can be given.
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