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32 Gordon Street  
Colne  
BB8 0NF



For Sale

£150,000

- Mid-Terrace
- Three Bedrooms
- Two Reception Rooms
- Modern, Fully Tiled Bathroom
- Popular Residential Area
- Close To Local Amenities
- Presented To A High Standard
- Tax Band - A



A stylish stone built three bedroom, mid-terrace providing extensive living accommodation arranged over three floors. Located in a popular and established area of Colne, near to amenities and local schools. This property would be ideal for a first time buyer or someone looking to downsize.

The property is presented to a high standard and an internal viewing is highly recommended to appreciate the high quality finishes and space this home has to offer.

On entering the property to the ground floor you are greeted by an entrance hallway where there is a staircase ascending to the first floor. To the front of the property is a good sized lounge boasting wooden flooring and a multi-fuel stove with a natural wooden mantle providing an attractive focal point within the room. To the rear of the property is a second larger reception room with feature modern gas fireplace and a useful under stair storage cupboard.

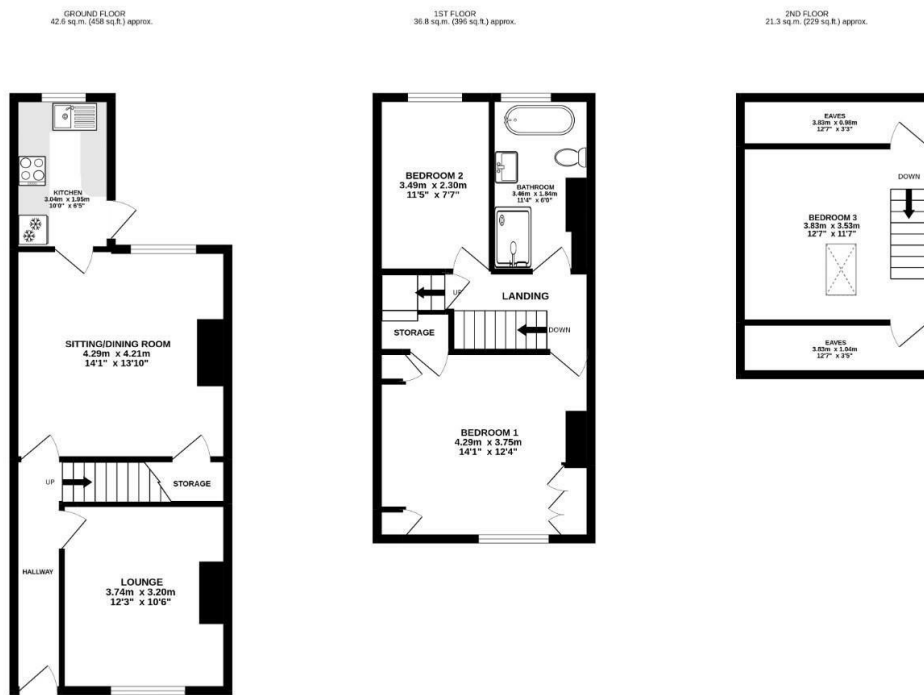
The kitchen houses a good range of modern wall and base units with complementary work surfaces, integrated fridge/freezer, oven and hob, composite sink and a door leading out to the rear garden.

To the first floor is a central landing leading to two well proportioned rooms, the master situated to the front boasting an array of fitted wardrobes and a large under stair storage cupboard. A modern, fully tiled bathroom houses a four piece suite in white comprising a low level WC, wall hung wash basin with vanity unit, freestanding bath and a separate shower unit.

To the second floor is an excellent sized third, double bedroom with a Velux window and plenty of storage space within the eaves.

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

Externally to the front of the property is a garden forecourt and to the rear is an L-shaped enclosed patio garden with raised plant beds and outside store.



TOTAL FLOOR AREA: 100.7 sq.m. (1093 sq.ft.) approx.

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