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9 Cuckstool Lane
Fence
BB12 9PB



For Sale

£1,150 PCM

- Detached Bungalow
- Large Garden
- Off-Road Parking
- Garage
- Three Bedrooms

- Lounge & Garden Room
- Four-Piece Bathroom
- Council Tax E
- No Smokers
- Deposit £1,150



Located in the popular Cuckstool Lane area in Fence, close to Barrowford Road. This substantial, detached bungalow offers flexible living accommodation.

The property comprises an entrance lobby as you enter through the front door, which in turns leads into a spacious hallway. To the right are three well-proportioned bedrooms, two of which benefit from fitted wardrobes. A bathroom houses a four-piece suite comprising a low-level WC, pedestal wash basin, panelled bath and shower cubicle.

The kitchen is to the rear of the property and houses matching wall, base and drawer units with co-ordinating work surfaces, double bowl stainless steel sink, integrated fridge & freezer, double oven and gas hob with overhead extractor fan. Adjoining is a spacious garden/reception room overlooking the rear garden.

The lounge also connects with garden room and with dual aspect windows boasts plenty of natural light and a stone fireplace and gas fire providing an attractive focal point with the room.

Additionally, there is an integral garage with utility room attached to the rear.

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 large lawn garden with block paved driveway and to the rear, an enclosed garden laid mainly to lawn with plant bedding, patio, she and greenhouse.

Our initial tenancy agreements are for 6 or 12 months.

Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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