

Because life is

Petty<sup>TM</sup>  
Real

25 Bridge Street  
Burnley  
BB11 1AD



For Sale

£425 PCM

- One Bedroom
- Open Plan
- Three Piece Bathroom
- Rent Includes Internet & Water
- Close To Town Centre

- 01282 417775
- Council Tax: A
- EPC: D
- Deposit £425
- No Smokers



## RENT INCLUDES INTERNET

Second floor apartment located in the heart of Burnley town centre so ideally placed for all the local amenities and railway station direct to Manchester.

Property comprises, open plan lounge/kitchen with a range of matching wall and base units in grey and freestanding electric cooker, one good sized double bedroom, and a shower room in white with vanity unit, chrome fixtures and fittings and heated towel rail.

The property is further complemented by the modern day comforts of double glazing and electric heaters and has neutral décor and carpets throughout.

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.

A holding deposit capped at one weeks rent to reserve the property. If the application is successful this can be used towards the rent and deposit.



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.

4 Manchester Road, Burnley, Lancashire, BB11 1HH

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[burnley.sales@pettyreal.co.uk](mailto:burnley.sales@pettyreal.co.uk) [burnley.lettings@pettyreal.co.uk](mailto:burnley.lettings@pettyreal.co.uk)  
[property.management@pettyreal.co.uk](mailto:property.management@pettyreal.co.uk)

[www.pettyreal.co.uk](http://www.pettyreal.co.uk)