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32 Casserley Road
Colne
BB8 0QT



For Sale

- Semi-Detached
- Three Bedrooms
- Spacious Lounge/diner
- Modern Kitchen
- Family sized Bathroom

Price £190,000

- Conservatory
- Large rear garden
- Tax Band A
- Near To Transport Links
- Close To Amenities



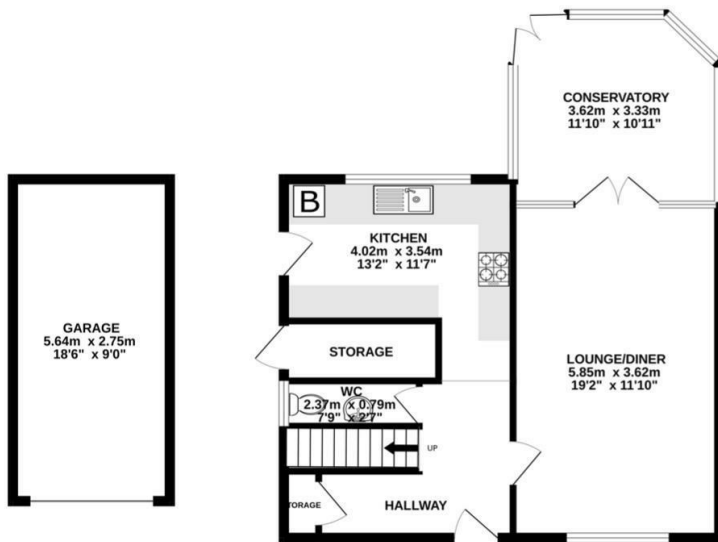
This is a fantastic opportunity to own a three-bedroom semi-detached house full of charm and character, located in the popular area of Colne, close to schools, amenities, and transport links. This house would be perfect for first-time buyers or growing families.

The property is split over two floors. The ground floor includes a W.C., one large reception room/diner, a spacious kitchen, and a conservatory. The modern kitchen houses matching wall, base, and drawer units with contrasting work surfaces, a stainless steel sink, gas hob with an extractor fan, an integrated oven and grill, integrated dishwasher and many spaces for additional appliances. The reception/diner room which is spacious and cozy houses a flueless gas fire with French doors leading to the conservatory. The conservatory is an exceptional part of this property and offers the luxury of being a second living and dining space, surrounded by double-glazed windows it keeps this room light and airy.

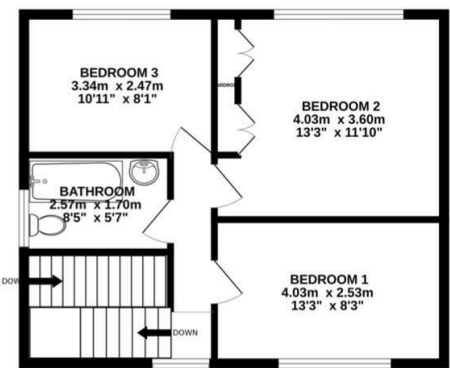
The first floor includes three large bedrooms and a bathroom. The bathroom comprises a three-piece white suite full basin, a panelled bath with an overhead shower, and a low-level W.C. Bedroom two which is a good sized double has the benefit of built-in wardrobes.

To the left of the property is a garage and driveway and to the rear of the property is substantial garden perfect for all kinds of summer activities. The entire property benefits from ample storage space and the modern-day comforts of UPVC double glazing and gas central heating. Viewings are highly recommended!

GROUND FLOOR
73.2 sq.m. (788 sq.ft.) approx.



1ST FLOOR
45.1 sq.m. (486 sq.ft.) approx.



TOTAL FLOOR AREA: 118.3 sq.m. (1274 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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