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Real

303 Gisburn Road  
Barrowford  
BB9 6AU



## For Sale

- Stunning semi detached home
- Sought after location
- Ideal for a family
- Lounge
- Fabulous open plan living, dining kitchen

## Offers Over £375,000

- Utility room & cloak room
- Three bedroom
- Modern four piece bathroom
- Beautiful garden to the rear
- Driveway for 3/4 cars

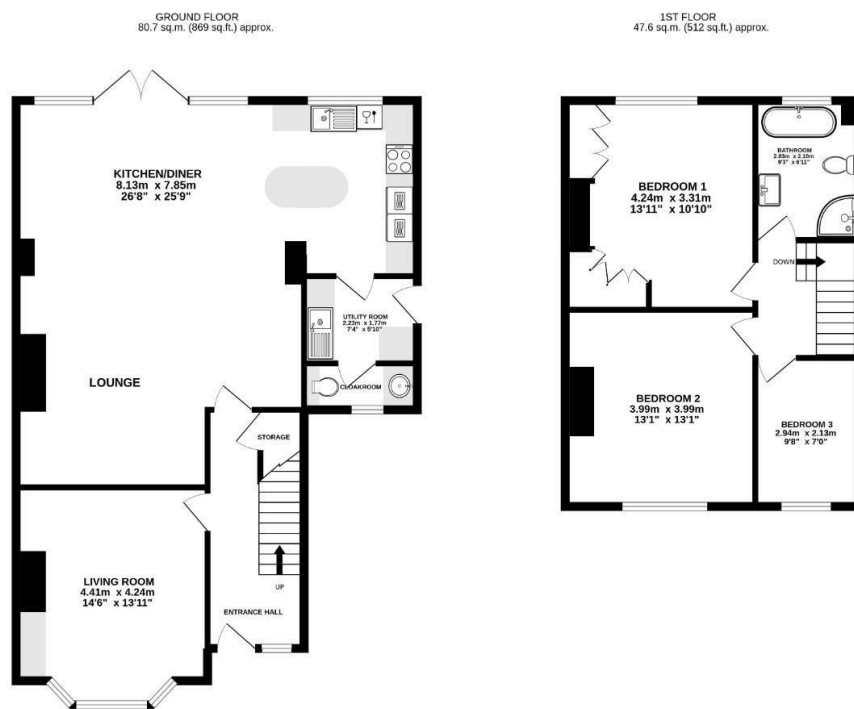


A truly stunning three bedroomed semi detached property located on the outskirts of the popular village of Barrowford perfect for the growing. This beautiful home is not to be missed and an early viewing appointment is advisable.

The properties accommodation briefly comprises to the ground floor, entrance hallway, spacious bay fronted lounge to the front. To the rear of the property the owners have achieved an effortless transition from kitchen to separate dining and lounge area seamlessly linked; they deliver a much-sought, family living space with French patio doors to the garden. The stunning kitchen has centre island, soft close cabinetry, and houses a wealth of integrated appliances including oven, induction hob, dishwasher and fridge freezer, onyx work surfaces, Karndean flooring provides both a practical and luxurious finish. Completing the ground floor accommodation is a useful utility room & two piece cloak room.

To the first floor is a landing and there are two excellent sized double bedrooms and good sized single. The master bedroom has a wealth of fitted wardrobes. Completing the first floor accommodation is a stunning contemporary 4-piece bathroom suite which comprises: a vanity sink with a waterfall mixer tap, push button w.c, bath with a centre waterfall mixer tap, shower enclosure with mixer shower, and fully tiled walls and flooring providing a luxurious yet practical finish.

Externally to the front is a driveway providing ample off road parking for 3/4 cars. To the rear is a large enclosed mainly laid to lawn garden with paved patio area and pathways, mature trees, shrubs, flower beds and storage two sheds. Built in wood store.



TOTAL FLOOR AREA: 128.3 sq.m. (1381 sq.ft.) approx.  
While 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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