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For Sale



6 Parker Street
Briercliffe
Burnley BB10 2HH

£80,000



Key Features:

- Perfect for first time buyers
- Two reception rooms
- Three-piece suite
- UPVC double glazing
- Enclosed rear yard
- Stone built mid terrace
- Attic room
- Gas fires
- Under stairs storage
- Close to schools

Tenure:

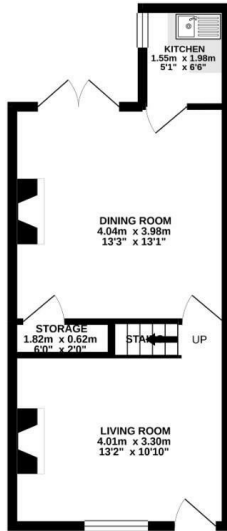
EPC Rating: E

Council Tax Band:

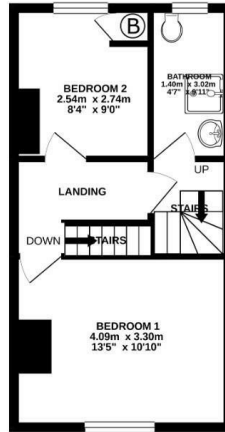


2 BEDROOM House - Terraced

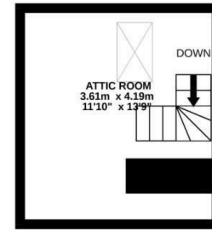
GROUND FLOOR
32.4 sq.m. (348 sq.ft.) approx.



1ST FLOOR
29.7 sq.m. (319 sq.ft.) approx.



2ND FLOOR
13.5 sq.m. (146 sq.ft.) approx.



TOTAL FLOOR AREA - 75.5 sq.m. (812 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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Main Description:

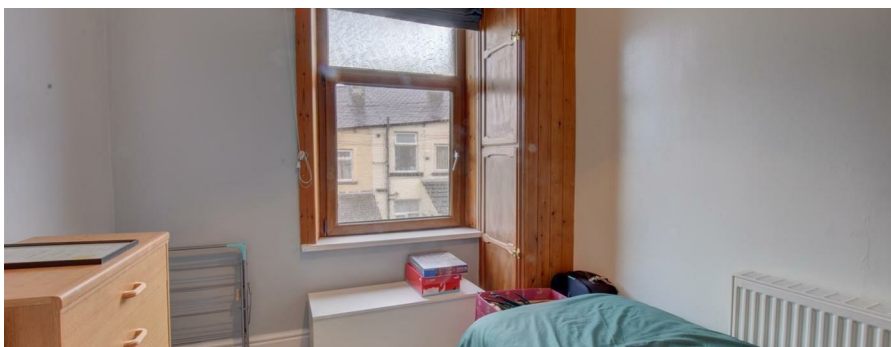
Beautiful stone built mid terrace ideal for first time time buyers and investors. Situated in the sought after area of Briercliffe, close to bus stops, local amenities and Briercliffe primary school.

The ground floor briefly comprises living room with gas fire, dining room with UPVC patio doors leading to the rear yard and extended kitchen with L shape arrangement with matching wall and base units with stainless steel sink and drainer.

To the first floor you will find bedroom one to the front of the property and a generous sized single bedroom to the rear. Also to the rear is the stylish three-piece bathroom suite in white comprising mixer shower, low level wc and hand wash basin. The attic room can be used as an occasional room/office space for those who are working from home.

The property benefits from modern day comforts such as UPVC double glazing and gas central heating.

Externally there is an enclosed rear yard.



IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property