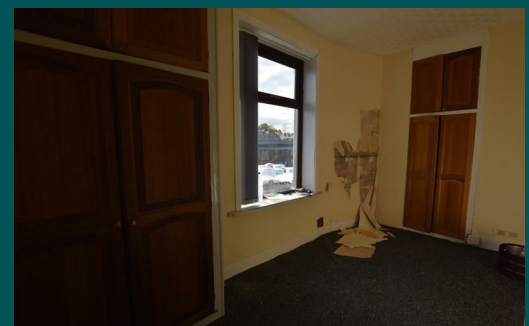
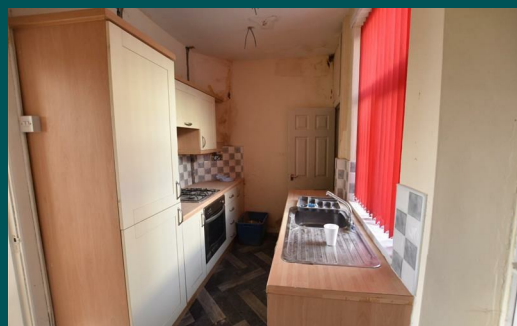


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9 Stockbridge Road
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Burnley
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For Sale

- Mid-Terrace
- Cash Buyers Only
- Full Rewire Nearly Complete
- Potential For Three Bedrooms
- Fitted Kitchen

Offers Over £60,000

- Great Rental Area
- Stone-Built
- Enclosed Rear Yard
- Attic Room
- Three-Piece Bathroom Suite



Attention all investors & cash buyers. Potential for three bedrooms!

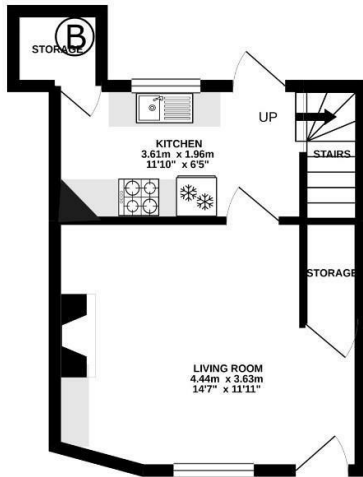
The layout of the property provides fantastic potential to create a generous sized three bedroom property with the potential to achieve £475 PCM.

Creating a corridor from the landing to the stairs to the attic room could create another bedroom, and splitting bedroom one and moving the bathroom more central and splitting bedroom one to do so, could create an additional bedroom all with natural lighting.

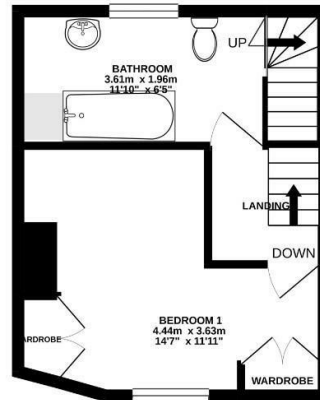
This is a great location for an investment property due to the desirable location close to local schools, amenities, train stations and bus stops.

The property has undergone a a full rewire with the first fittings already being installed, this requires finishing and the roof has had recent works carried out.

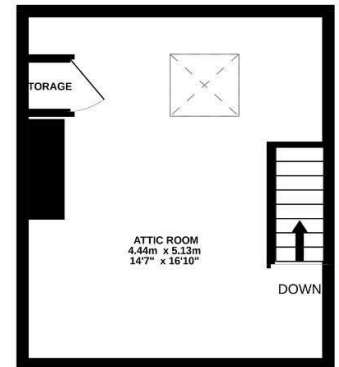
GROUND FLOOR
25.4 sq.m. (273 sq.ft.) approx.



1ST FLOOR
24.1 sq.m. (259 sq.ft.) approx.

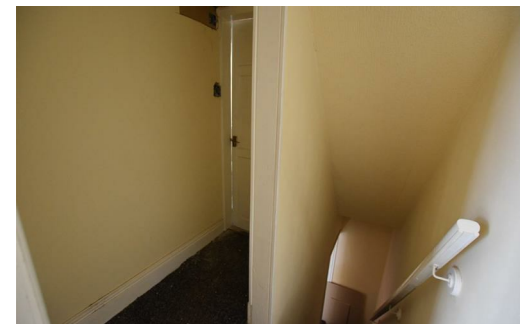


2ND FLOOR
22.0 sq.m. (237 sq.ft.) approx.



TOTAL FLOOR AREA: 71.5 sq.m. (770 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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