

Because life is

Petty  
Real<sup>TM</sup>

8 Liverpool Road  
Burnley  
BB12 6HQ



For Sale

- First Time Buyers
- No Chain
- Ideal Investment
- Two Reception Rooms
- Fitted Kitchen

Offers Over £65,000

- Three Bedrooms
- Close To Local Schools
- Nearby Train Stations
- Fantastic Transport Links
- Gas Central Heating



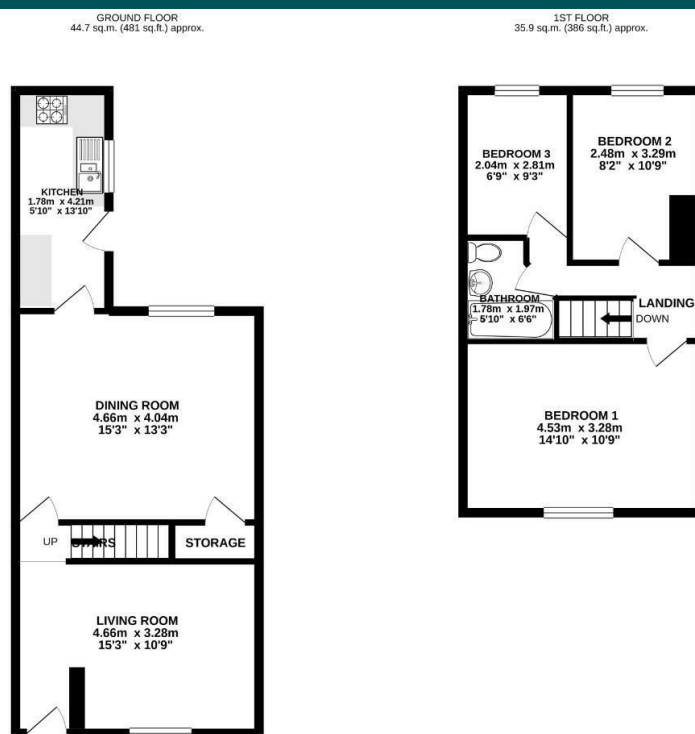
Attention all investors & first time buyers. This three bedroom mid-terrace is located in a highly sought after area of Burnley, Rosegrove. Close to local schools, bus stops, train stations and a short walk to local parks.

Entering the property you're welcomed into the living room with an open archway to the central staircase. To the rear is a large, spacious dining room with an under stairs storage space and access to the rear kitchen.

The kitchen has matching wall, base and drawer units with contrasting working surfaces with a range of appliances such as electric hob, oven and stainless steel sink/drainer.

On the first floor there is a double bedroom to the front and two generous sized single bedrooms to the rear with a central family bathroom comprising low-level WC, pedestal hand wash basin and a paneled bath with an overhead shower.

Externally there is a garden forecourt to the front and a private enclosed rear yard.



TOTAL FLOOR AREA : 80.6 sq.m. (868 sq.ft.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, stairs and any other parts are approximate and the 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 accuracy, precision and reliability of these floor plans and floor levels are no guarantee as to their accuracy or reliability can be given.  
Floorplan created by: [unreadable]



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