

Because life is

Petty<sup>TM</sup>  
Real

95 Basnett Street  
Burnley  
BB10 3ES



## For Sale

- Recently undergone some cosmetic refurbishments
- Call 01282 415111 to book a viewng
- Lounge with gas fire
- Brand new fitted kitchen
- Electric oven and hob

## Offers Over £75,000

- Two good sized double bedrooms
- Master bedroom includes fitted wardobes
- Three piece family bathroom suite in white with shower over
- Gas central heating and double glazing
- TENANT IN SITU



\*\*\*ATTENTION INVESTORS! TENANT IN SITU!\*\*\*

PettyReal is pleased to offer this mid-two bedroom terrace property which has recently undergone some cosmetic refurbishments including a new kitchen.

The accommodation comprises a vestibule, lounge with gas fire, living room with gas fire and fire surround, brand new fitted kitchen with high gloss cream units, light oak work surfaces, and electric oven and hob.

To the first floor are two good-sized double bedrooms, the master having fitted wardrobes and a three-piece family bathroom suite in white with shower over.

The property is further complemented by the modern-day comforts of gas central heating and double glazing and is conveniently located for the local amenities of Burnley town centre and the local general hospital, schools, and all bus routes.



Total area: approx. 788.3 sq. feet



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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