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Petty<sup>TM</sup>  
Real

23 Melville Street  
Burnley  
BB10 3DY



For Sale

£550 PCM

- Two Bedrooms
- Two Reception Rooms
- Close To Burnley Hospital
- Modern Kitchen
- 01282 417775

- Rear Yard
- Council Tax: A
- EPC: D
- Deposit £550
- No Smokers



Nestled in the heart of Burnley's sought-after residential area, this delightful two-bedroom property offers a perfect blend of modern comfort and convenient location. Situated within a short distance of Burnley General Hospital, this home is a prime choice for healthcare professionals or anyone looking for easy access to healthcare facilities.

The property features two well-appointed bedrooms, perfect for a couple, a small family, or professionals requiring a home office.

The open-plan living and dining area is spacious and flooded with natural light, providing a comfortable space for relaxation and entertainment.

The modern kitchen is equipped with all the essential appliances, making meal preparation a breeze.

A contemporary bathroom with quality fixtures ensures your daily routines are convenient and stylish.

Our initial tenancy agreements are for 6 or 12 months.

Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract.

A holding deposit capped at one weeks rent to reserve the property. If the application is successful this can be used towards the rent and deposit.



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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