

Because life is

PettyTM
Real

12 Arran Street
Burnley
BB11 4BW



For Sale

£550 PCM

- Extensive renovation program
- Two double bedrooms
- Built in oven & hob
- Enclosed yard to the rear
- Close to M65 motorway

- Gas fired central heating
- UPVC double glazing
- EPC : D
- Deposit £550
- Council Tax Band A



This two-bedroom stone-built terraced property has benefited from an extensive renovation program.

The accommodation is arranged over two floors and comprises briefly on the ground floor of an entrance vestibule, large living room & separate fully fitted kitchen with built in electric oven and hob.

On the first floor, there are two double bedrooms located to the front and rear of the property and a centrally positioned three-piece bathroom in white.

The property is complemented by the modern-day comforts of UPVC double glazing and gas fired central heating.

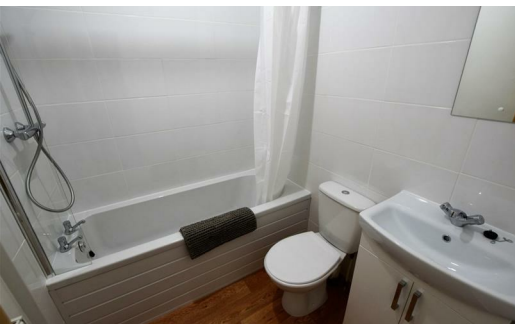
Externally there is a large enclosed yard to the rear.

NO SMOKERS

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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