

Because life is

PettyTM
Real

47 Lee Road
Nelson
BB9 8SD



- For Sale by Auction – T & C's apply
- Subject to an undisclosed Reserve Price
- Reservation Fee applicable
- The Modern Method of Auction



For Sale

- Spacious mid terrace
- Popular location
- Near to amenities
- Ideal for investor
- Two reception rooms

Auction Guide £60,000

- Seperate kitchen
- Two double bedrooms
- Three piece bathroom
- Rear yard
- No chain



Welcome to the perfect blend of character and potential! This spacious mid-terrace property is not just a house; it's a canvas for you to create the home of your dreams. Located in a friendly and welcoming neighborhood, this is a fantastic opportunity you won't want to miss.

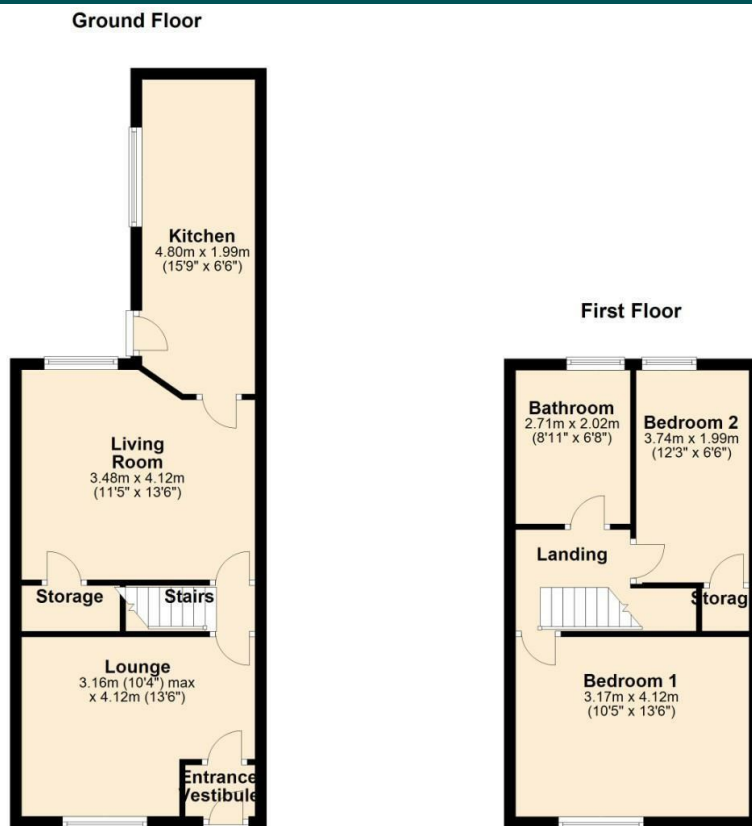
Two Spacious Reception Rooms: As you step inside, you'll immediately feel the warmth and comfort that this home exudes. With two well-proportioned reception rooms, you have the space to host family gatherings, movie nights, or transform one into your cozy reading nook.

Separate Kitchen: The heart of this home is the separate kitchen, a blank slate ready for your personal touch. Let your culinary creativity shine as you design a space that suits your unique style and preferences.

Two Comfortable Bedrooms: Upstairs, you'll find two inviting bedrooms, each offering a peaceful retreat at the end of the day. Add your personal touches to create your dream bedroom, a place where you can rest and rejuvenate.

Rear Yard: Step out into your private rear yard, the ideal spot for enjoying outdoor meals, gardening, or simply basking in the sun. Create your own oasis, perfect for relaxation and recreation.

Central Heating & Double Glazing: This property is equipped with central heating and double glazing, ensuring year-round comfort, energy efficiency, and cost savings.



Total area: approx. 74.9 sq. metres (806.6 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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