

Because life is

PettyTM
Real

20 Chatburn Park Avenue
Brierfield
BB9 5QB



For Sale

Price £148,000

- Semi detached true bungalow
- Sought after location
- Large corner plot
- Ideal for someone downsizing
- Porch, hallway

- Lounge & conservatory
- Fitted kitchen
- Two bedrooms
- Shower room
- Driveway, detached garage & garden

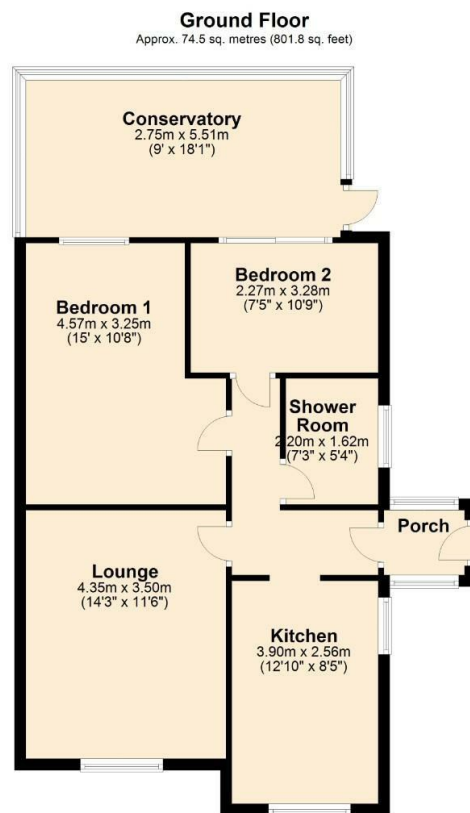


Nestled in a highly sought-after area, this two-bedroom semi-detached true bungalow presents an exceptional opportunity in the midst of a vibrant community undergoing the final stages of an extensive multi-million-pound regeneration project. Beyond the promise of revitalization in the broader location, this property offers generously proportioned living spaces, making it an ideal choice for those contemplating downsizing.

Upon entering through an entrance porch leading into a welcoming hallway, you are greeted by a spacious lounge, providing a comfortable and inviting atmosphere. The fully fitted kitchen. The two well-appointed bedrooms offer versatility in their use, accommodating various lifestyle needs. Large UPVC conservatory overlooking the rear garden. A three-piece shower room with shower cubicle, wc and wash basin.

The property occupies a large corner plot with south facing rear garden which contributes to the overall appeal, providing a delightful outdoor space. A driveway ensures there is ample off-road parking for at least four cars leading to a detached garage/workshop, enhancing practicality and convenience.

The property benefits from the modern day comforts of UPVC double glazing and gas fired central heating, ensuring energy efficiency and a comfortable environment.



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.

11 Albert Road, Colne, Lancashire, BB8 0RY
T. 01282 868686
Colne.sales@pettyreal.co.uk

www.pettyreal.co.uk