



**Tockholes Road
Darwen
Lancashire
BB3 1LL**

Offers in Excess of £137,000

bettermove

Tockholes Road

Darwen

Bettermove are proud to present this spacious 2 bedroom terraced house in Darwen available with no forward chain.

The property benefits from double glazing, gas central heating throughout and has ample on street parking nearby. The council tax band is A.

The interior of this property comprises a spacious living room, dining room and fitted kitchen on the ground floor. The first floor consists of 2 bedrooms and the family bathroom. The exterior boasts a private rear yard with additional storage space and roller shutter, perfect for enjoying the summer months.

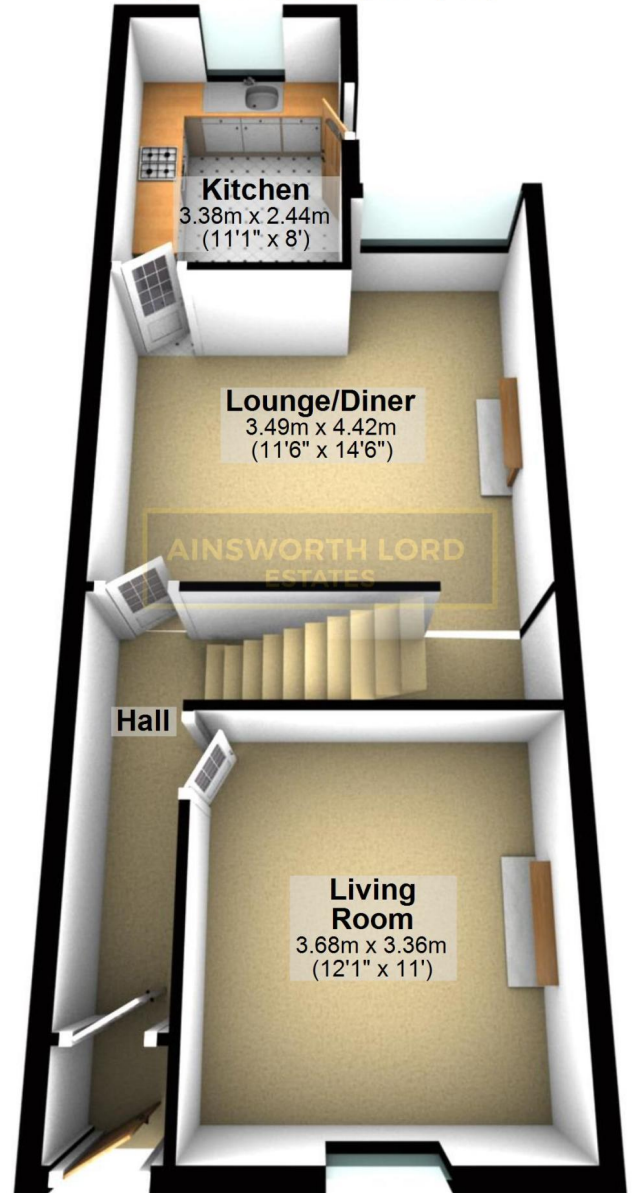
Located in the popular town of Darwen, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from A666, M65 and Darwen train station.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.



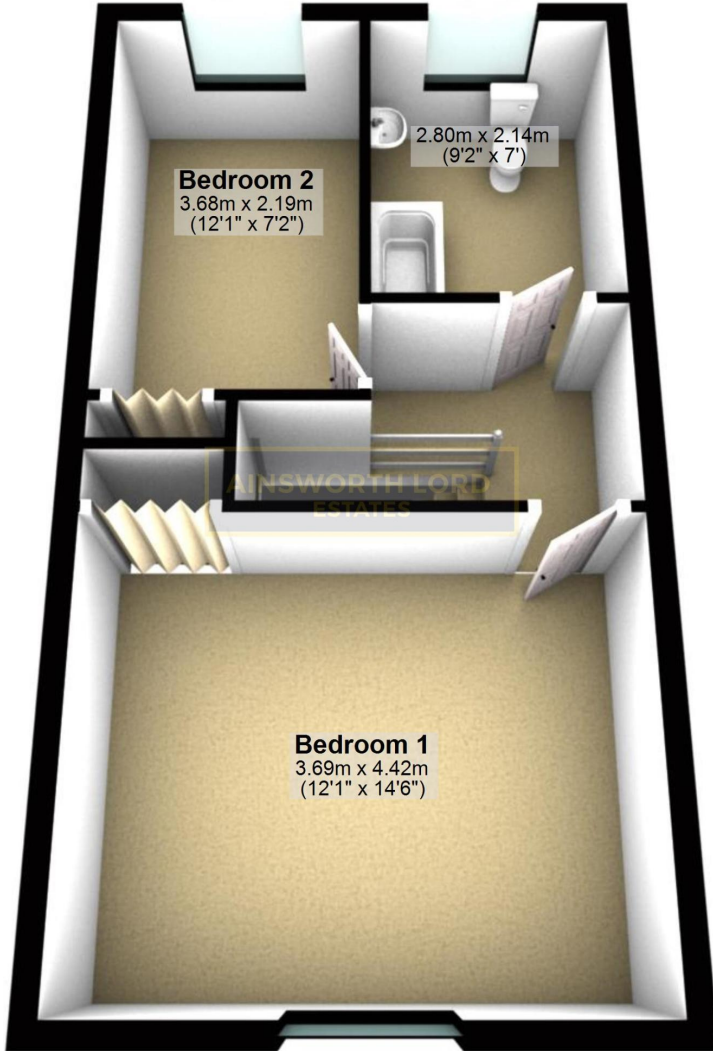
Ground Floor

Approx. 47.6 sq. metres (512.2 sq. feet)



First Floor

Approx. 37.3 sq. metres (401.4 sq. feet)



Total area: approx. 84.9 sq. metres (913.6 sq. feet)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		87
(69-80) C		
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



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