

Harwood Road, Rishton, Blackburn, Lancashire. BB1 4DH

£130,000 Leasehold

FOR SALE



Blackburn
740, Whalley New Road, Blackburn, BB1 9BA



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PROPERTY DESCRIPTION

CHARMING THREE DOUBLE BEDROOM END TERRACE PROPERTY A fantastic opportunity to purchase this beautiful three double bedroom terraced property in Rishton. The property also offer stylish decor along with a garage to the rear making it truly a wonderful home. Internal viewing is absolutely essential!

Entering through the porch you will find the hallway which has stairs leading up to the first floor. The lounge is situated at the front of the property with carpet flooring for that cosy feeling. The second reception room has a gas fire with a large window, the space allows perfectly for a dining table or could be used as a second sitting room. The final room on this floor is the kitchen offers wall, base and drawer units along with an electric hob and oven with space for under counter fridge and freezer.

Ascending to the first floor, you are greeted by three excellently sized double bedrooms, each exuding a sense of comfort and style. The principal bedroom, situated at the front, is adorned with ample natural light. Bedrooms two and three offer versatility, making them suitable for family members of all ages. Complementing this floor is a stylish family bathroom equipped with a modern shower unit, ensuring convenience for all residents.

This beautiful property in Rishton is positioned in a flat area of Rishton to ensure bus stops and local shops can be easily accessed on foot. The M65 also sits just a short drive away ensuring that the whole of Lancashire is within easy access. The garage too is a huge selling point with a vast amount of floorspace allowing room for a small car or a tremendous amount of storage space.

FEATURES

- Three Double Bedrooms
- Two Reception Rooms
- Single Garage To The Rear
- Off Road Parking
- End Terraced Property
- Spacious Home



ROOM DESCRIPTIONS

Ground Floor

Vestibule

Carpet mat, double glazed upvc front door.

Hallway

Carpet flooring, ceiling coving, stairs to first floor, double glazed upvc window, panel radiator.

Lounge

11' 11" x 11' 09" (3.63m x 3.58m)
Carpet flooring, ceiling coving, TV point, panel radiator, double glazed upvc window.

Dining Room

16' 09" x 14' 11" (5.11m x 4.55m)
Carpet flooring, ceiling coving, gas fire with marble hearth and wood surround, built in storage, panel radiator, double glazed upvc window.

Kitchen

11' 06" x 8' 05" (3.51m x 2.57m)
Range of fitted wall and base units with contrasting work surfaces, vinyl flooring, x4 ring electric hob, extractor fan, plumbed for washing machine, space for under counter fridge and freezer, tiled splash backs, ceiling spot lights, stainless steel sink and drainer, double glazed upvc window and door to the rear, panel radiator.

First Floor

Landing

Carpet flooring, built in storage.

Bedroom One

15' 00" x 12' 01" (4.57m x 3.68m)
Double bedroom with carpet flooring, double glazed upvc window, panel radiator.

Bedroom Two

11' 02" x 9' 04" (3.40m x 2.84m)
Double bedroom with carpet flooring, double glazed upvc window, panel radiator.

Bedroom Three

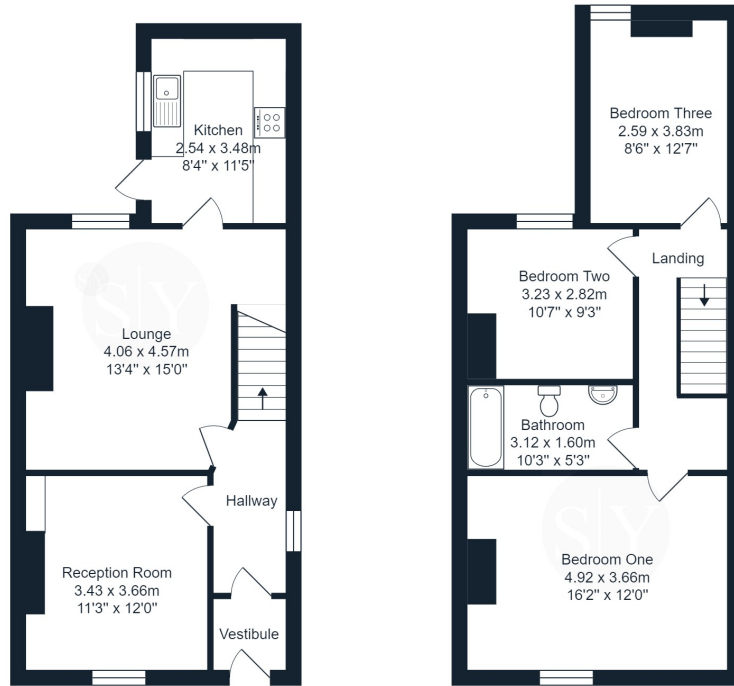
12' 06" x 8' 08" (3.81m x 2.64m)
Double bedroom with carpet flooring, double glazed upvc window, panel radiator.

Bathroom

10' 03" x 5' 04" (3.12m x 1.63m)
Vinyl flooring, three piece in white with mains fed shower over bath, tiled splash backs, ceiling spot lights, heated towel radiator.



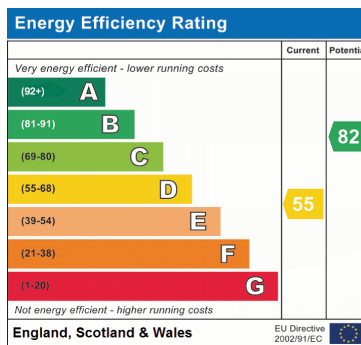
FLOORPLAN & EPC



Harwood Road, Rishton, Blackburn

Total Area: 101.0 m² ... 1088 ft²

All measurements are approximate and for display purposes only.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances. All measurements are approximate.

