



**Old Street  
Rossendale  
Lancashire  
BB4 9EA**

**Offers in Excess of £348,000**

**bettermove**

# Old Street Rossendale

Bettermove are proud to present this 4 bedroom period detached house in Rossendale, situated on quiet residential road available with no forward chain.

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

The interior of this beautifully presented period property comprises two spacious reception rooms and fitted kitchen with a dining area on the ground floor and access to the large cellar providing even more room for storage. The first floor consists of 4 bedrooms, office room and the family bathroom. The exterior boasts private gardens and side garden with a patio area and a small pond with superior private views. There is a possibility of adding off-road parking, subject to any permissions.

Located in the popular village of Newchurch, the property is close to a range of amenities including excellent secondary and primary schools, shops, supermarkets, restaurants and pubs. Excellent transport connections can be via M66, the M65, the M62 to Manchester and Leeds and many local buses.

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

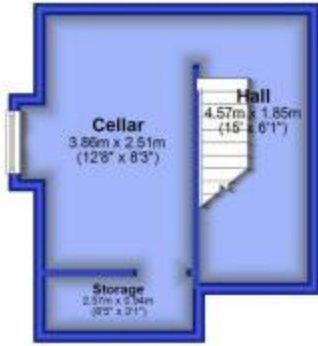
You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.



**Cellar**




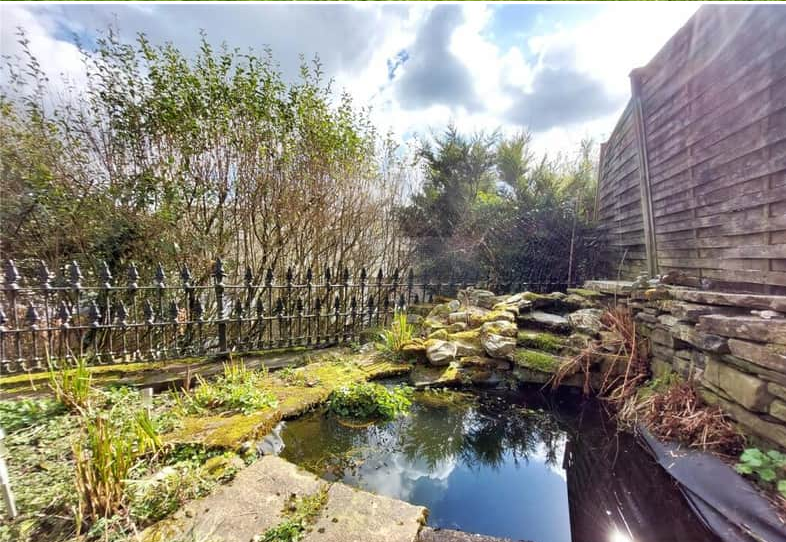
**Ground Floor**



**First Floor**



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		83
(69-80) <b>C</b>		
(55-68) <b>D</b>	59	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC 



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