

Oakwood Avenue, Blackburn, Lancashire. BB1 5QY

£210,000 Leasehold

FOR SALE



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PROPERTY DESCRIPTION

BEAUTIFULLY PRESENTED SEMI-DETACHED BUNGALOW IN DESIRABLE SUNNYBOWER LOCATION! Welcome to Oakwood Avenue in Sunnybower, where this versatile three-bedroom bungalow awaits to embrace you with its charm and functionality. Nestled on a desirable plot, this immaculately presented property is sure to make a truly wonderful home.

Upon entering, you are greeted by an inviting entrance vestibule with storage space, setting the tone for the practicality that flows throughout. The lounge serves as a cosy retreat, with a focal point fireplace adding warmth and character to the space. Transitioning seamlessly from here is the kitchen, adorned with sleek white high gloss wall and base units complemented by contrasting work surfaces. Equipped with modern amenities including an electric oven and integral fridge, this kitchen is as practical as it is stylish. Beyond lies a second reception room and conservatory, offering garden views and a tranquil ambiance perfect for relaxation or entertaining guests. An inner hallway leads to the ground floor three-piece shower room, installed in 2023, boasting contemporary fixtures and a vanity unit, ensuring both convenience and elegance. Completing the ground floor is bedroom three, offering versatility to accommodate your lifestyle needs.

Ascend to the first floor via the landing, where the master bedroom awaits with built-in storage solutions, maximizing space and organization. Bedroom two, also generously proportioned, provides ample room for rest and relaxation. The three-piece family bathroom suite, adorned in pristine white with a vanity unit, offers a serene sanctuary for rejuvenation. Benefiting from uPVC double glazing throughout, this home ensures energy efficiency and comfort year-round.

Situated advantageously on Oakwood Avenue, close to a bus route and local amenities, convenience is at your doorstep. The property boasts driveway parking for up to five cars, alongside a garage complete with power and lighting, catering to your storage and security needs. Externally, you'll discover a delightful rear garden boasting a flagged patio, meticulously maintained and bordered by hedges and bedding plants, offering a private oasis for outdoor enjoyment and alfresco dining.

In summary, this property on Oakwood Avenue epitomizes versatile living at its finest, combining practicality, style, and convenience in a desirable location. Don't miss the opportunity to make this your new home.

FEATURES

- Semi-detached Bungalow on Oakwood Avenue
- Envious Plot In Sought After Location
- Conservatory Overlooking Rear Garden
- Shower Room Fitted in 2023
- Driveway Parking
- Detached Garage With Power & Lighting
- Solar Panels
- Alarm System In Place
- Leasehold
- Council Tax Band B, On a Water Meter



ROOM DESCRIPTIONS

Ground Floor

Vestibule

Carpet flooring, storage, uPVC double glazed front door and window, panel radiator.

Lounge

17' 02" x 11' 08" (5.23m x 3.56m)

Carpet flooring, feature fire place, uPVC double glazed window, panel radiator, TV point, phone point.

Kitchen

11' 0" x 8' 6" (3.35m x 2.59m)

Range of fitted wall and base units with contrasting work surfaces and upstands, tiled splash backs, sink and drainer, integral electric oven, electric hob, extractor fan, fridge, archway into second reception room, uPVC double glazed window and door, panel radiator.

Second Reception

18' 04" x 11' 09" (5.59m x 3.58m)

Laminate flooring, uPVC double glazed window, panel radiator.

Conservatory

In white uPVC double glazing, laminate flooring.

Bedroom Three

Single with carpet flooring, uPVC double glazed window, panel radiator.

Shower room

7' 2" x 4' 4" (2.18m x 1.32m) Three piece in white including shower enclosure with mains fed shower, vanity unit housing sink and WC, vinyl flooring, panel radiator, uPVC double glazed frosted window.

First Floor

Landing

Carpet flooring, uPVC double glazed window.

Bedroom One

18' 3" x 9' 9" (5.56m x 2.97m)

Double with carpet flooring, built in storage, ceiling spots, uPVC double glazed window, panel radiator.

Bedroom Two

9' 2" x 8' 10" (2.79m x 2.69m)

Double with carpet flooring, ceiling spots, uPVC double glazed window, panel radiator.

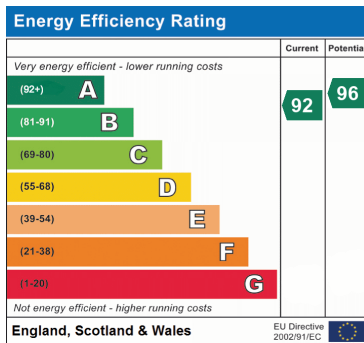
Bathroom

8' 8" x 5' 10" (2.64m x 1.78m)

Three piece in white, tiled splash backs, vanity unit housing sink and WC, vinyl flooring, panel radiator, uPVC double glazed frosted window.



FLOORPLAN & EPC



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.