



11 Bergen Street, Burnley, Lancashire
BB11 5DX



PROPERTY DESCRIPTION

!! Offered for sale with no onward chain !! This sizeable mid terrace home occupies a popular back water position just off Accrington Road, and the property is sure to catch the eye of anyone looking for their first home. The accommodation comprises of: two separate reception rooms, a fully fitted kitchen, two bedrooms to the first floor - the main being a large double, and a three piece modern shower room. The property is warmed by gas central heating and is Upvc double glazed throughout. There is a low maintenance yard to the rear. EPC - D. Council Tax - Band A. Early viewing is considered a must!

FEATURES

- Offered for sale with no onward chain
- Sizeable accommodation on offer
- Popular back water position located just off Accrington Road
- Ideal for anyone looking for their first home
- Two separate reception rooms
- Fitted kitchen
- Two bedrooms to the first floor
- Modern three piece shower room
- Warmed by gas central heating
- Upvc double glazed throughout
- Low maintenance rear yard
- EPC - D
- Council Tax Band A
- Early viewing a must!



ROOM DESCRIPTIONS

Ground Floor

Sitting Room

13' 5" x 10' 11" (4.09m x 3.33m)

Lounge

13' 5" x 13' 3" (4.09m x 4.04m)

Kitchen

10' 4" x 6' 10" (3.15m x 2.08m)

First Floor

Bedroom One

13' 5" x 10' 11" (4.09m x 3.33m)

Bedroom Two

13' 2" x 7' 9" (4.01m x 2.36m)

Shower Room

9' 3" x 5' 4" (2.82m x 1.63m)

Outside

Yard

Further Information

Additional Information

The property is on a leasehold title, with the residue of a 999 year lease remaining.

The annual ground rent is £1.05.

Council Tax is Band A.

Broadband and mobile services are provided by a number of companies and ultrafast is available.

The property is located in an area considered to be low risk for surface water flooding.

