



81 Lisbon Drive, Burnley, Lancashire  
BB11 4SA



## PROPERTY DESCRIPTION

!! Offered for sale with no onward chain !! Situated on the ever popular Lisbon Drive complex, we offer a modern, first floor 2 bedroom apartment for sale. The beautifully presented accommodation comprises of: an entrance hallway leading to a bright & spacious open plan living/dining/kitchen with views overlooking the complex, a fully fitted kitchen with integrated oven / hob, washer and microwave, two double bedrooms and an eye catching three piece shower room. Off road parking is available, with a car park situated to the side of the block. Located within walking distance of the town centre and Manchester Road train station. Council Tax | A. EPC | C. If a landlord is keen to purchase the property, there is a tenant lined up to move in, in March 2026 at £750PCM. Early viewing is considered a must!

## FEATURES

- Popular central location
- Walking distance to Manchester Road train station
- Immaculately presented throughout
- Open plan sitting room and impressive fitted kitchen
- Two double bedrooms
- Eye catching modern three piece shower room
- Off road parking
- Potential to be sold with a tenant in situ paying £750PCM
- EPC | C
- Council Tax | A
- Early viewing a must!





## ROOM DESCRIPTIONS

Floor | ground

Entrance to apartment block

Floor | First

Entrance hallway

Open plan living/dining/kitchen

Bedroom 1

Bedroom 2

Shower room

External

Parking space

## Further Information

### Further Information

The property is located in an area considered to be low risk for surface water flooding, and the long term risk is assessed as the same.

There is a monthly service charge of £182, and this includes buildings insurance. There is no yearly ground rent on top of this. Mobile and broadband services are offered by a number of companies, and ultrafast is available.

Council Tax - Band A

EPC - C

