



**Orchard Street
Great Harwood
Blackburn
Lancashire
BB6 7EE**

Offers In Excess Of £114,000

bettermove

Orchard Street Blackburn

Bettermove are proud to present this 3 bedroom terraced house in Blackburn available with no forward chain.

The property benefits from double glazing, gas central heating throughout.

The council tax band is A.

This is a leasehold property with 999 years on the lease from 1895; there is no ground rent or service charge.

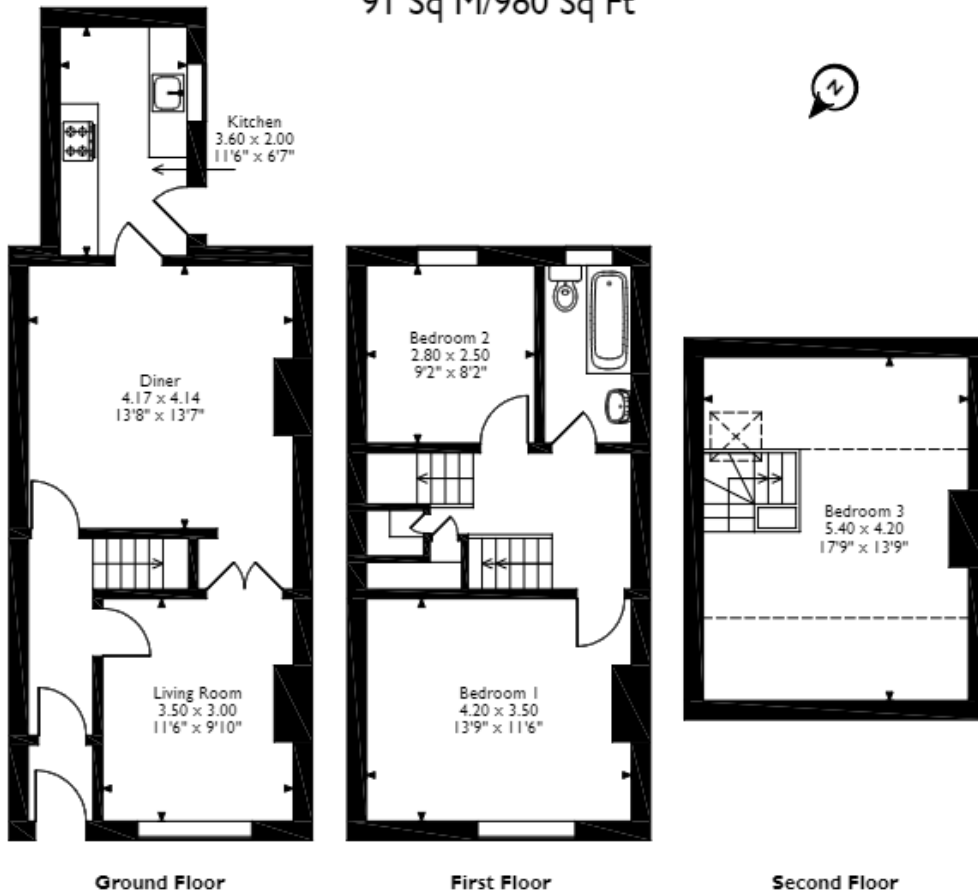
The interior of this property comprises a spacious living room, dining room and fitted kitchen on the ground floor. The first floor consists of 2 bedrooms and the family bathroom. The second floor holds the 3rd bedroom. The exterior boasts a private rear yard, perfect for enjoying the summer months.

Located in the popular town of Blackburn, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from the A680, M65 and local bus routes.

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



Orchard Street, Great Harwood, Blackburn, Lancashire
 Approximate Gross Internal Area
 91 Sq M/980 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

| Energy Efficiency Rating | | Current | Potential |
|---|----------|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92+) | A | | |
| (81-91) | B | | |
| (69-80) | C | | 75 |
| (55-68) | D | | |
| (39-54) | E | 46 | |
| (21-38) | F | | |
| (1-20) | G | | |
| Not energy efficient - higher running costs | | | |
| England, Scotland & Wales | | EU Directive 2002/91/EC | |



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