



PROCTORS

ESTATE AGENTS

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Dover Street, Lower Darwen

(Offers In Region Of) £105,000

A stone built mid terrace cottage in this popular cobbled street adjacent to the centre of Lower Darwen. The property has a fully fitted kitchen, lounge, two bedrooms and three-piece bathroom. It has a new gas central heating system and PVC double glazing.



Dover Street, Lower Darwen

LOUNGE

13' 11" x 13' 1" (4.24m x 3.99m) Living flame gas fire, PVC double glazed window, radiator

NEW FULLY FITTED KITCHEN

Wall and floor units including drawers, built in oven, gas hob, extractor, stainless steel sink drainer unit, new gas fired central heating boiler unit, PVC window and door

FIRST FLOOR LANDING

BEDROOM 1

14' 0" x 13' 0" (4.27m x 3.96m) Radiator, PVC double glazed window

BEDROOM 2

8' 10" x 6' 2" (2.69m x 1.88m) Radiator, PVC double glazed window, built in cupboard

NEW THREE PIECE BATHROOM

Panelled bath with shower over, wash basin, WC

OUTSIDE

Yard to the rear

PLEASE NOTE

VIEWINGS ARE TO BE ARRANGED THROUGH PROCTORS AND ARE BY APPOINTMENT ONLY. WE HAVE NOT TESTED ANY APPARATUS, EQUIPMENT, FIXTURES, FITTINGS OR SERVICES AND SO CANNOT VERIFY IF THEY ARE IN WORKING ORDER OR FIT FOR THEIR PURPOSE.



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