



PROCTORS

ESTATE AGENTS

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244 Bolton Road, Blackburn

£120,000

A completely renovated terrace cottage in this quiet backwater at Ewood, convenient for local amenities' and access to the town centre, surrounding towns and the motorway network. The ready to move into accommodation has a lounge, new fully fitted kitchen, 2 beds, a new fully tiled three piece bathroom, gas central heating and PVC double glazing. It has been tastefully decorated throughout and has new flooring throughout. Viewing is highly recommended.

TENURE

To be confirmed

ACCOMMODATION



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ENTRANCE VESTIBULE

LOUNGE

14' 3" x 11' 8" (4.34m x 3.56m) PVC double glazing, recessed fire place, modern radiator, beamed ceiling

FULLY FITTED DINING KITCHEN

11' 2" x 11' 1" (3.4m x 3.38m) Wall and floor units including drawers, built in oven, hob, extractor, stainless steel sink drainer unit, PVC double glazed window, radiator, cupboard under stairs

BEDROOM 1

14' 5" x 11' 6" (4.39m x 3.51m) Radiator, PVC double glazed window

BEDROOM 2

8' 6" x 6' 7" (2.59m x 2.01m) Radiator, PVC double glazed window, built in storage cupboard, boiler cupboard (gas fired central heating boiler unit)

THREE PIECE BATHROOM

Panelled bath with shower attachment, wash basin, WC, chrome radiator/towel rail

YARD

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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