


52 Holmefield Gardens, Barrowford

Nelson

Offers Over £180,000



52 Holmefield Gardens

Barrowford, Nelson

This three-storey townhouse is ideal for first-time buyers, ready to move in and priced to sell. Located on a quiet cul-de-sac, it is close to Nelson & Colne College, the M65, and a selection of local shops and bistros.

The property features a block-paved driveway and an integral garage leading to a rear patio and garden. On the ground floor, there is a utility room with plumbing for a washing machine and a convenient downstairs WC.

The first floor offers a spacious open-plan kitchen and living area arranged in an L-shape, complete with a Juliet balcony. The kitchen is finished in cream wall, base, and drawer units with built-in appliances, including a gas hob with circulator hood and double oven.

The top floor comprises two double bedrooms, with the main bedroom offering lovely views, and a modern four-piece bathroom with a low-level WC, hand wash basin, tiled bath, and separate quadrant shower, fully tiled from floor to ceiling.

- Three Storey Townhouse
- Open-Plan Kitchen/Living Room
- Driveway & Garage
- Quiet Cul-De-Sac



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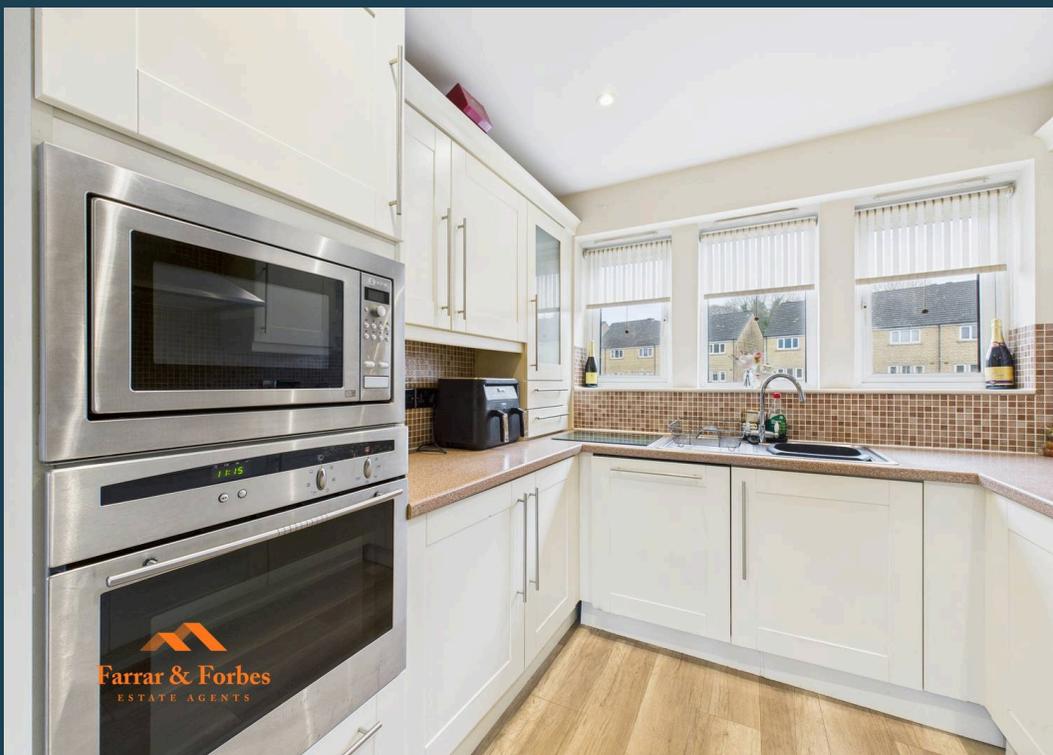
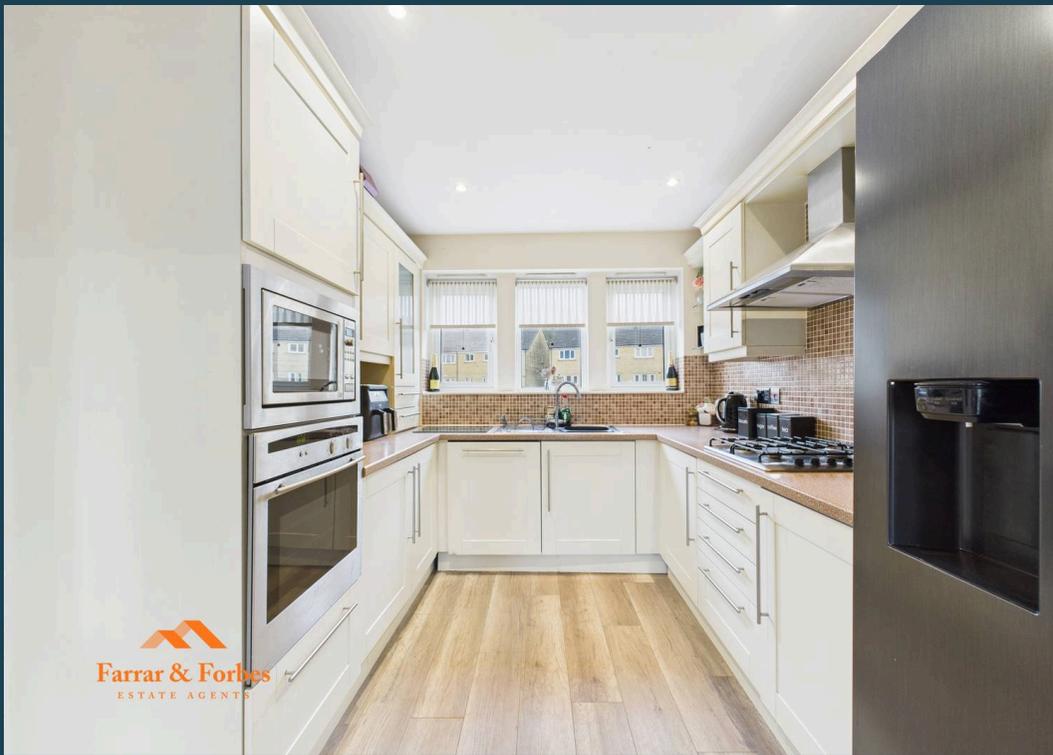
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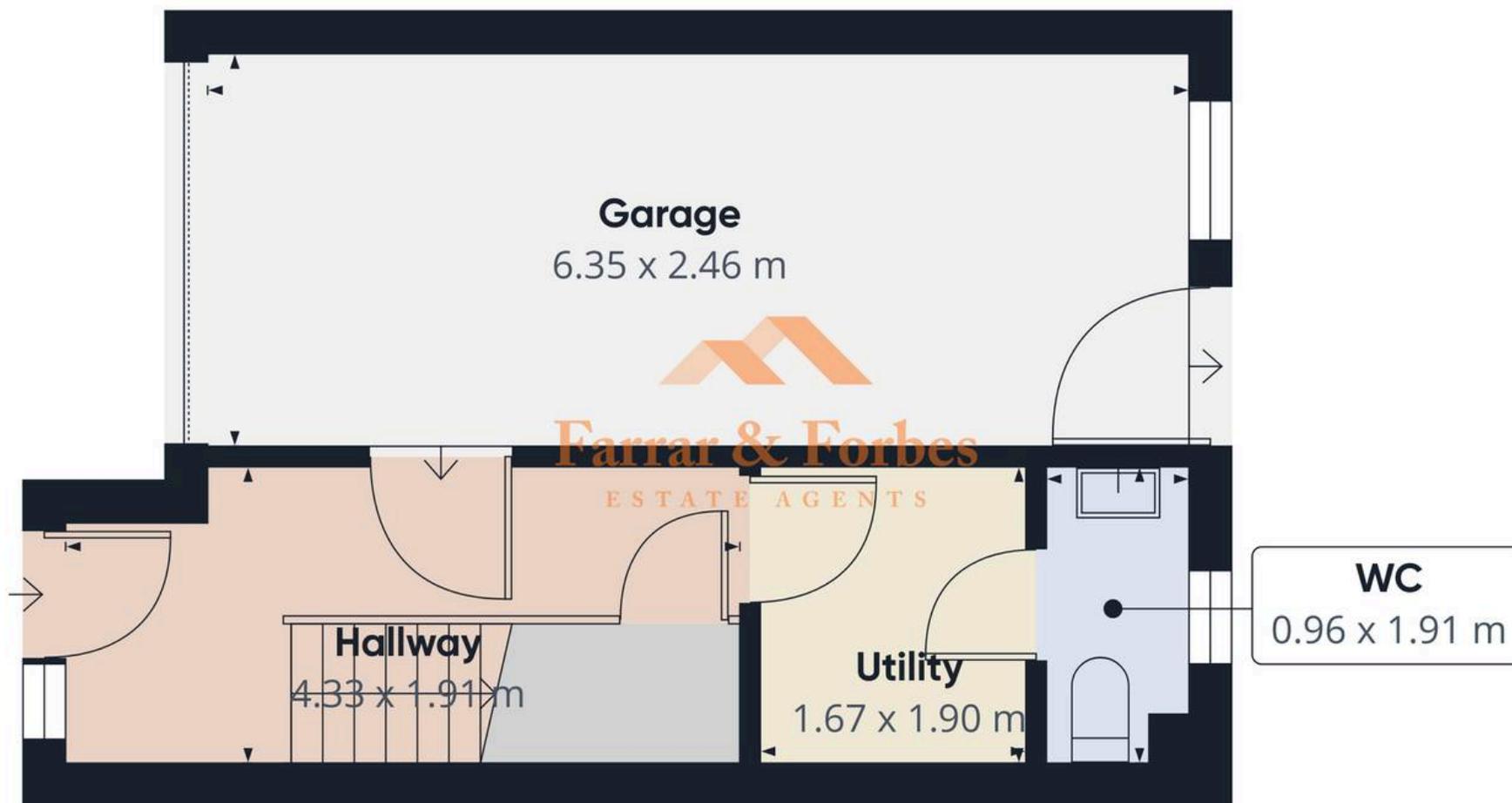
Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating:

EPC Environmental Impact Rating:





Approximate total area⁽¹⁾
29.6 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





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