



9 Deerpark Road

Burnley, Burnley

Council Tax band: F

Tenure: Freehold

- Double garage
- Stone Built Detached
- 5 Bedrooms (3 Ground Floor - 2 First Floor)
- Gated Entrance + Gardens
- 2 Bathrooms
- Freehold + Council Tax Band F
- Modern Kitchen with Integral Appliances



Property Description Ground Floor

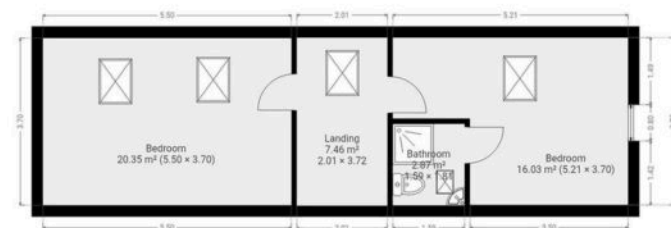
The ground floor of this well-presented home offers practical and versatile accommodation suited to modern living. The entrance hallway provides access to all main rooms. The main living room sits to the front of the property and offers a comfortable setting for everyday use. To the rear, a second reception room provides flexibility and is ideally suited for use as a dining area or additional sitting space, with a layout that works well for both family life and entertaining. The kitchen is fitted with a range of contemporary wall and base units, offering ample storage and generous worktop space. The layout has been designed for efficiency, with space for integrated and freestanding appliances. There are three well-proportioned bedrooms on this level, each capable of accommodating bedroom furniture and adaptable for alternative uses. A stunning bathroom is also located on the ground floor and is fitted with a three-piece suite, shower over and quality finishes.

Property Description First Floor

Upstairs, Keyhole View continues to impress with two well-proportioned bedrooms, both bright and thoughtfully laid out. The main bedroom benefits from its own en-suite shower room comprising a white three piece white suite, wc and shower enclosure, providing a practical and private setup ideal for everyday living. A standout feature of this level is the distinctive keyhole-shaped window, a quirky architectural detail that gives the home its name and adds genuine character. It's a feature that not only draws in natural light but also gives the property a memorable talking point that sets it apart from more conventional homes. The second bedroom is a comfortable size, suitable as a guest room, home office or additional bedroom, making this upper floor both functional and flexible while retaining a sense of individuality.







Total Property Area: approx - 197 Sq Meters (2,120.49 Sq Feet)

This floor plan is for illustrative purposes only. It is not to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error.



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GARDEN

The exterior of Keyhole View has been finished to a high standard, combining a mix of stonework and rendered elevations that give the property a smart, contemporary feel while still sitting comfortably within its surroundings. To the rear, the property enjoys a generous and private outdoor space, thoughtfully landscaped with large-format porcelain tiled patios that wrap around the home, providing excellent areas for seating, entertaining and low-maintenance outdoor living. Beyond the paved areas, a well-proportioned lawn offers additional usable space, all enclosed by secure fencing for privacy. The boundaries are fully fenced and gated, creating a secure setting and enhancing the sense of exclusivity. A substantial driveway leads to the garage, which benefits from an electric roller door and comfortably accommodates two vehicles, making it ideal for modern family life or those with multiple cars.

GARAGE

Double Garage

DRIVEWAY

4 Parking Spaces



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