

£370,000 Freehold



32 Buttermere Avenue, Bacup,
Lancashire OL13 9BL



PROPERTY DESCRIPTION

**** FOUR BEDROOM DETACHED FAMILY HOME**** Buttermere Avenue is a beautifully presented and spacious four-bedroom family home, situated in a sought-after area of Bacup. Impeccably maintained by the current owners, this home is perfect for a growing family looking to upsize. Spread across three floors the property comprises of a entrance hallway, a superb open-plan dining kitchen with integrated appliances, an office, a spacious utility room leading to the lower level garden space, a downstairs guest WC and access to the garage to the ground floor. To the first floor a large lounge with patio doors leading onto the garden, three well-proportioned bedrooms and a large family bathroom. To the second floor a double bedroom with ample amounts of wardrobe space and built in walk in wardrobe with extra storage, separate office space and an en-suite shower room. Outside, a wide driveway provides ample off-road parking, a well kept lower level garden space, and a larger higher level garden with paved area for seating and a beautiful grassed area. This home truly is a must see! Conveniently located within walking distance of excellent schools and Bacup town center as well as beautiful walking routes this home is a must-see. Viewing is highly recommended and strictly by appointment through our Bacup office.

Council Tax Band - D Local Authority - Rossendale Borough Council

EPC - B

Tenure - Freehold

Flood risk : Very Low

Broadband Availability - Super fast available

Mobile Coverage - Three Likely, O2 - Likely, Vodafone Limited, EE Limited.

FEATURES





ROOM DESCRIPTIONS

Ground Floor

Office
2.71m x 2.69m (8' 11" x 8' 10")

Open Plan Kitchen and Dining
6.45m x 2.69m (21' 2" x 8' 10")

Utility Room
2.59m x 1.95m (8' 6" x 6' 5")

Quest W/C

First Floor

Lounge
3.15m x 5.28m (10' 4" x 17' 4")

Bedroom One
2.970m x 3.69m (9' 9" x 12' 1")

Bedroom Two
3.490m x 2.16m (11' 5" x 7' 1")

Bedroom Three
3.6m x 2.3m (11' 10" x 7' 7")

Family Bathroom
2.060m x 2.62m (6' 9" x 8' 7")

Second Floor

Office space

Bedroom Four
4.51m x 3.4m (14' 10" x 11' 2")

En-Suite Shower Room

OUTSIDE

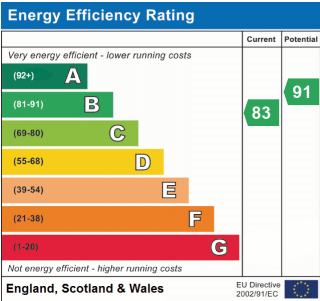
Driveway

Ground Floor Garde

Fist Floor Garden

ADDITIONAL INFORMATION

Additional Information
Council Tax Band - D Local Authority - Rossendale Bourgh Council
EPC - B
Tenure - Freehold
Flood risk : Very Low
Broadband Availability - Super fast available
Mobile Coverage - Three Likely, O2 - Likely, Vodafone Limited, EE Limited.



FLOORPLAN

Buttermere Avenue, Bacup, OL13 9BL

Total Area: 167.3 m² ... 1801 ft²
All measurements are approximate and for display purposes only.

