



34 Oakeneaves Avenue, Burnley,
Lancashire BB11 5HH



PROPERTY DESCRIPTION

!! Offered for sale with no onward chain - vacant possession !! Occupying an enviable cul-de-sac position, this semi detached true bungalow is sure to catch the eye of anyone looking to downsize. From it's level position, and having accommodation in need of some cosmetic updating the bungalow comprises of: one welcoming reception room, a basic fitted kitchen, two generous double bedrooms, and a three piece bathroom suite. The property is warmed by gas central heating and is Upvc double glazed throughout. There is ample off road parking in the form of a driveway, and leading to a detached garage. Mature gardens to the front and rear. EPC - TBC. Council Tax - B. Early viewing is considered a must!

FEATURES

- Offered for sale with no onward chain - vacant possession
- In need of some cosmetic updating
- Occupying an enviable cul-de-sac position
- Close proximity to the local motorway network
- One welcoming reception room
- Basic fitted kitchen
- Two well proportioned bedrooms
- Basic fitted, coloured bathroom suite
- Warmed by gas central heating and being Upvc double glazed throughout
- Ample off road parking leading to a detached garage
- Mature gardens to the front and rear
- Council Tax - Band B
- EPC - TBC
- Early viewing a must!





ROOM DESCRIPTIONS

Ground Floor

Entrance Porch

Entrance Hallway

Sitting Room

4.87m x 3.48m (16' 0" x 11' 5")

Basic Fitted Kitchen

3.37m x 2.64m (11' 1" x 8' 8")

Bedroom One

4.39m x 2.91m (14' 5" x 9' 7")

Bedroom Two

3.21m x 3.18m (10' 6" x 10' 5")

Bathroom

Outside

Gardens

Further Information

Further Information

The property is on a freehold title, but looks to be the subject of a rent charge.

The property is located in an area considered to be low risk for surface water flooding and the long term risk is also considered to be low risk.

Mobile and broadband services are offered by a number of companies, and ultrafast is available.

EPC - TBC

Council Tax - Band B