



2 Downham Grove, Burnley, Lancashire
BB10 4LG



PROPERTY DESCRIPTION

!! Offered for sale with no onward chain !! We are delighted to offer for sale, this extended, two bedroom semi detached home. The property occupies a prominent corner position and is sure to catch the eye of anyone looking for their first home. The accommodation comprises of: one welcoming reception room, an eye catching extended kitchen with ample dining space, two well proportioned first floor bedrooms and a three piece bathroom suite. The property is warmed by gas central heating and is Upvc double glazed throughout. There are well maintained gardens to three sides, and a driveway providing off road parking. EPC - TBC. Council Tax - Band A. Early viewing is a must!

FEATURES

- Offered for sale with no onward chain
- Vacant possession
- The perfect first home
- Well presented accommodation on offer
- One welcoming reception room
- Large dining kitchen
- Extension to the rear
- Two well proportioned bedrooms
- Three piece bathroom suite
- Warmed by gas central heating and being Upvc double glazed throughout
- Well maintained gardens to three sides
- EPC - TBC
- Council Tax - Band A
- Early viewing a must!





ROOM DESCRIPTIONS

Ground Floor

Entrance Porch

Sitting Room

Dining Kitchen

Extended Dining Space

First Floor

Bedroom One

Bedroom Two

Bathroom

Outside

Garden

Further Information

Further Information

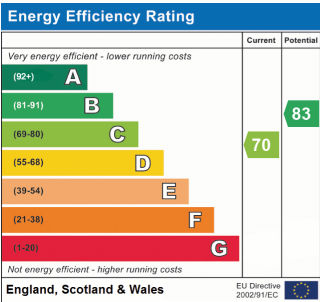
The property is on a freehold title.

The property is located in an area considered low risk for surface water flooding, and the long term risk is considered the same.

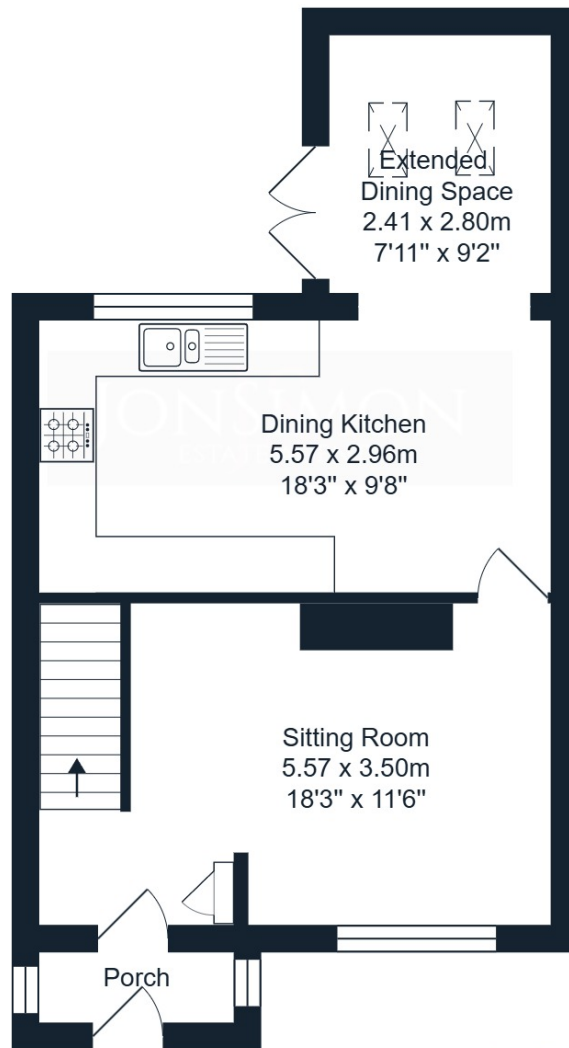
Mobile and broadband services are offered by a number of companies, and ultrafast is available.

EPC - TBC

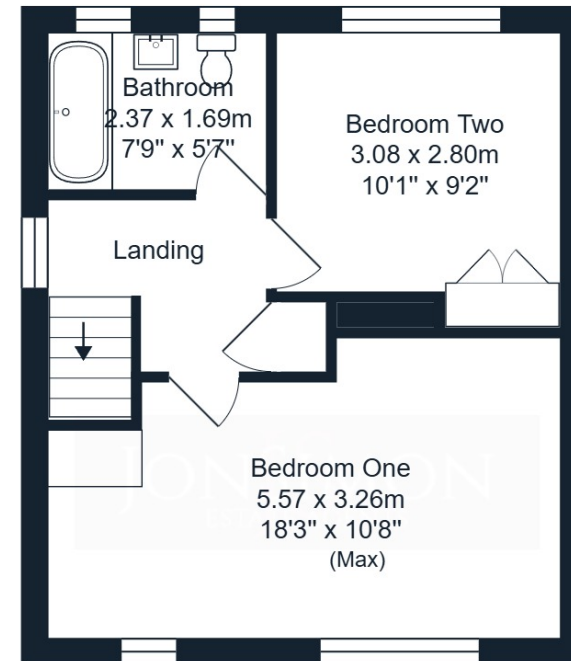
Council Tax - Band A



FLOORPLAN



JON SIMON
ESTATE AGENTS



2, Downham Grove, Burnley, BB10 4LG

Total Area: 82.9 m² ... 892 ft²

All measurements are approximate and for display purposes only.