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Asking Price £105,000



9 Holmsley Street

Burnley
BB10 4DY

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Council Tax Band: A



An excellent opportunity for first-time buyers and investors, this three-bedroom end-terrace home on Holmsley Street offers flexible and spacious accommodation. The ground floor features two reception rooms and a kitchen-dining area to the rear, ideal for modern living. Well positioned for local amenities including Townley Park, Turf Moor, Burnley town centre, and popular local schools.

Description

Ground Floor

Upon entering, the entrance hall (0.96m x 4.13m) provides access to the main ground floor rooms.

Reception Room One (2.8m x 4.0m) offers excellent versatility and can be used as the main living room, a children's playroom, or a home office, depending on individual needs.

Reception Room Two (4.0m x 5.1m) is a spacious and adaptable room, ideal as a principal living area or a formal dining room. Its direct connection to the kitchen-dining space makes it perfect for entertaining family and friends, with ample space for a range of freestanding furniture.

To the rear, the kitchen-dining room (2.2m x 5.3m) offers space for a freestanding dining table to the right upon entry. The kitchen features work surfaces to the rear, left, and right walls, with a range of wall and base units (partially fitted). The sink is positioned beneath a window overlooking the rear yard, with space available for freestanding appliances including a washing machine, dryer, and fridge freezer.

First Floor

The master bedroom (3.3m x 4.1m) benefits from fitted wardrobes, allowing ample room for additional freestanding furniture such as a large bed and bedside cabinets.

Bedroom Two (2.6m x 2.7m) and Bedroom Three (2.7m x 2.3m) are both well-proportioned and ideal for use as children's bedrooms, guest rooms, or home office space.

The family bathroom (1.7m x 1.6m) comprises a three-piece suite including a bath with overhead shower, wash basin, and WC.

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