



152 Whalley Road

Read

Offers in the region of: £179,950



**Pendle Hill
Properties**



152 Whalley Road, Read
£179,950 Offers in the region of

A newly renovated two-bedroom end terraced property in the highly sought-after area of Read in the Ribble Valley, briefly comprises a lounge, dining room, kitchen, two bedrooms, bathroom, and rear yard.



LOUNGE

A lounge featuring contemporary wall panelling with double-glazed windows to the front of the property, briefly comprises carpeted flooring, a radiator, an electric fireplace, a ceiling light point, and a modern solid oak staircase leading to the first floor.

KITCHEN

A bespoke kitchen finished in gloss white briefly comprises, a range of base and wall-mounted units, an integrated Neff oven with hob with tilt and slide oven door, fridge freezer, composite sink, integrated dishwasher, a ceiling light point, a double-glazed window, space for a washing machine/dryer, and access to the rear via a Upvc door.



DINING ROOM

The dining room briefly comprises, carpeted flooring, a radiator, a ceiling light point, understairs storage, and a double-glazed window overlooking the rear of the property.



BEDROOM ONE

Located on the first floor, a large double bedroom with double glazed window overlooking the front of the property, briefly comprises a radiator, carpeted flooring and ceiling light point.

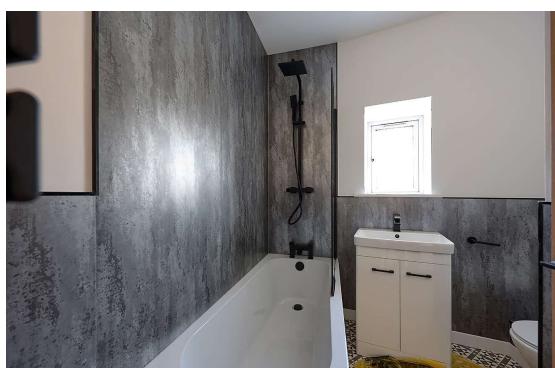


BEDROOM TWO

Another double bedroom with double glazed window overlooking the rear, briefly comprises a radiator, integrated storage, carpeted flooring and ceiling light point.

BATHROOM

The bathroom boasts a bath with shower attachment, low-level WC, vanity sink, ceiling spotlights and double-glazed frosted window to the rear.



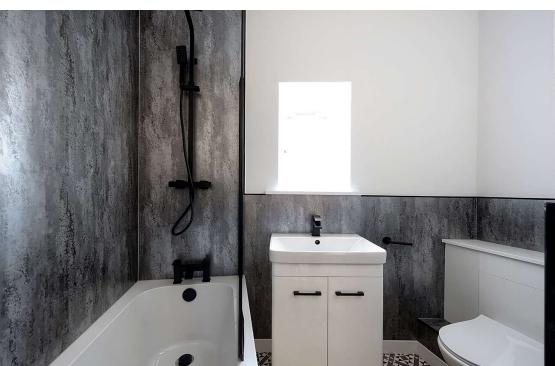
EXTERNAL

To the rear of the property, there is an enclosed yard with access to the street. To the front of the property is a well Indian stone paved patio area.

ADDITIONAL INFORMATION

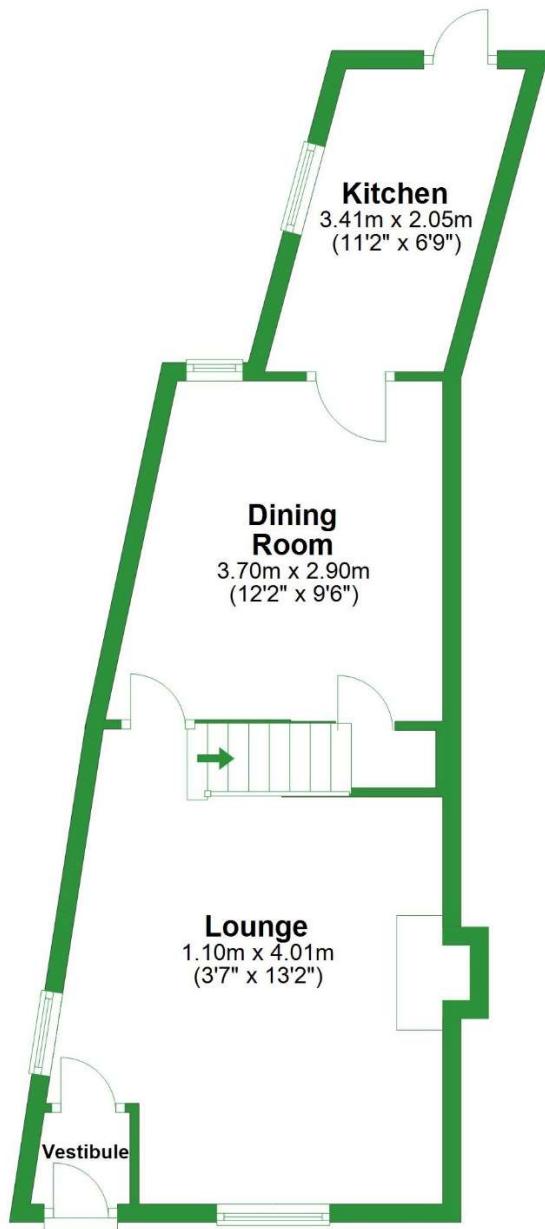
Tenure = Leasehold, 999 year term from 1884

Council Tax Band = B



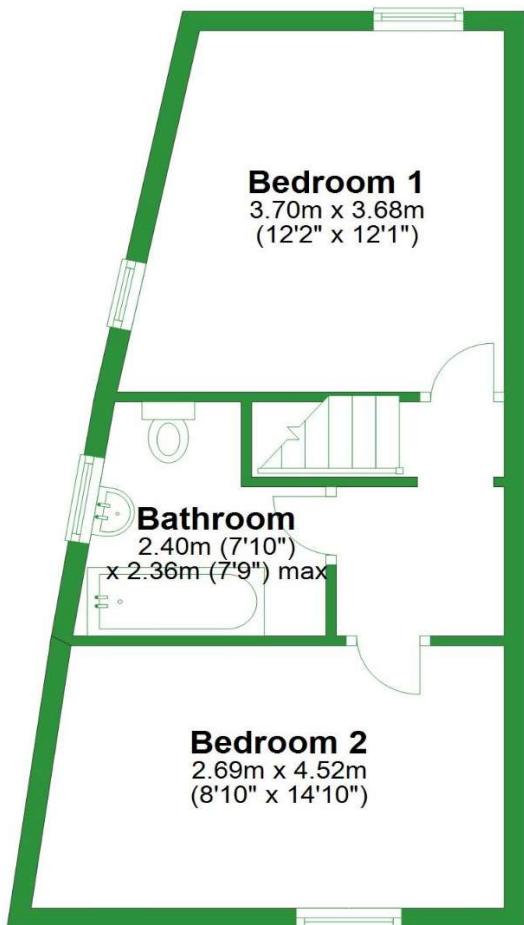
Ground Floor

Approx. 40.5 sq. metres (435.6 sq. feet)



First Floor

Approx. 33.9 sq. metres (364.4 sq. feet)



Total area: approx. 74.3 sq. metres (800.0 sq. feet)

For illustrative purposes only. Not to scale. All sizes are approximate.
Plan produced using PlanUp.

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor have the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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