Pendle Hill Properties
estate and letting agents

Creation Date
20/11/2026

Property Details

83 Minehead Avenue, Burnley, Lancashire, BB10 2NP

OIRO **£169,650**



Property Photos

83 Minehead Avenue, Burnley, Lancashire, BB10 2NP













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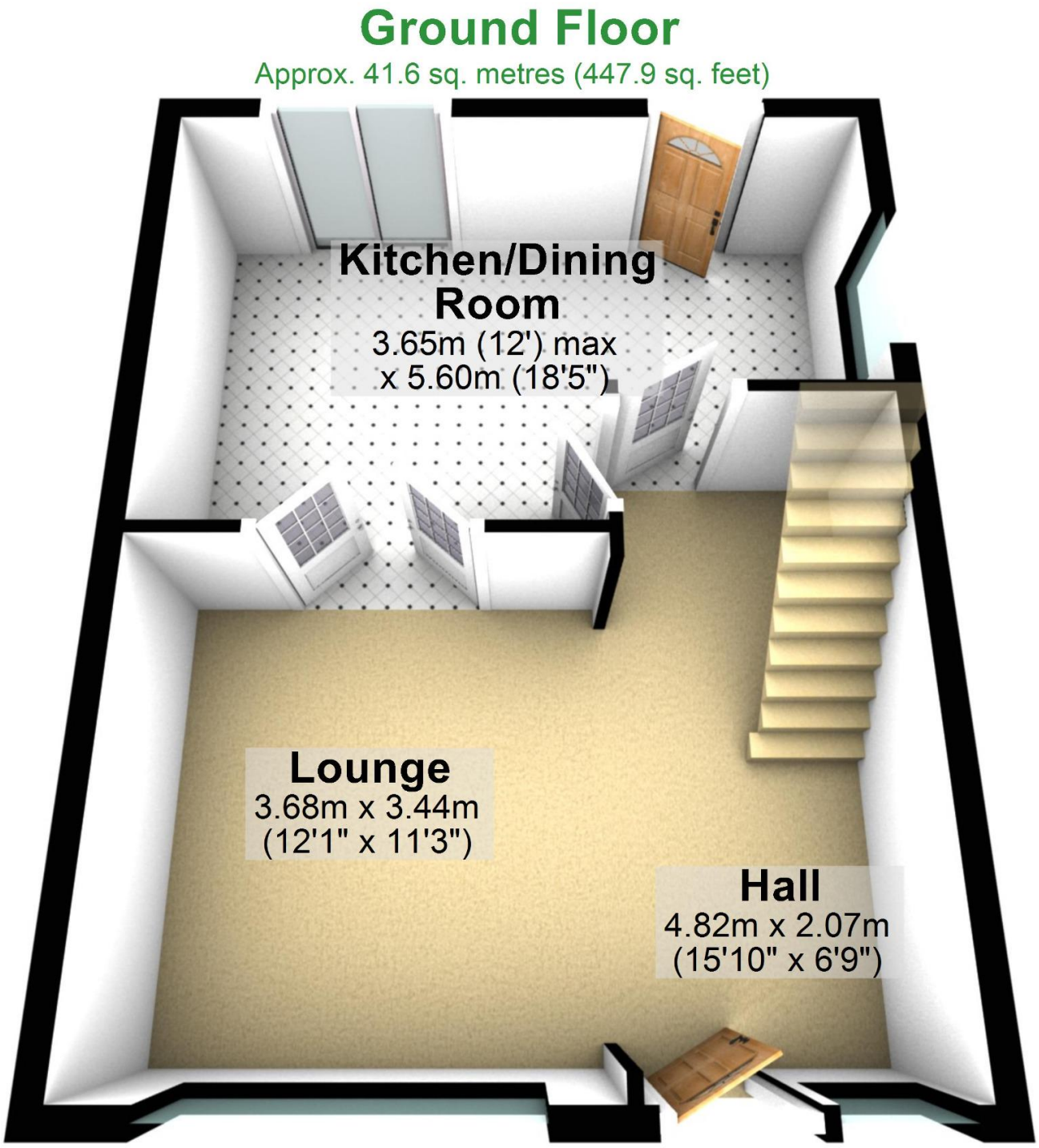


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Property Floor Plans

83 Minehead Avenue, Burnley, Lancashire, BB10 2NP



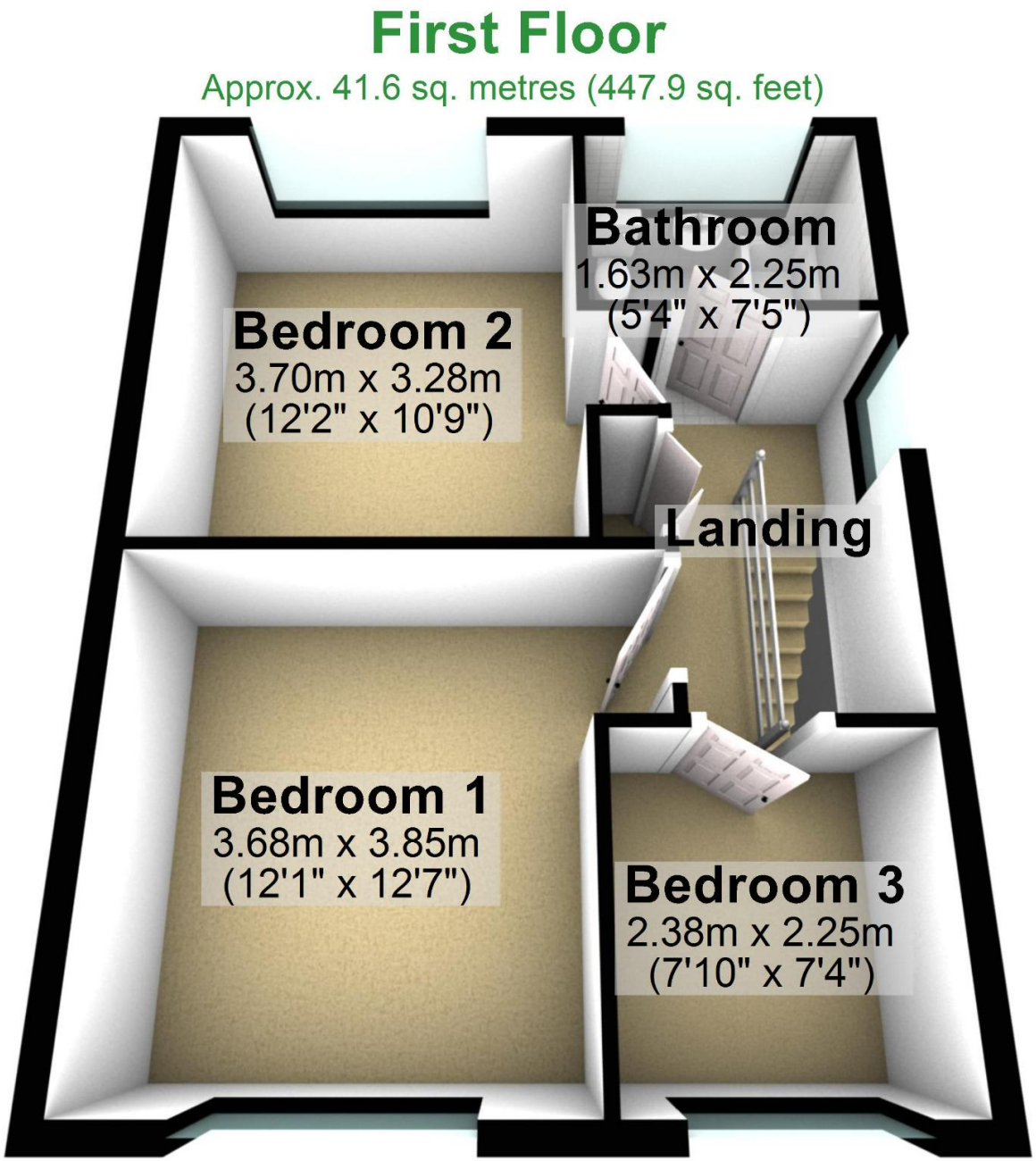
Total area: approx. 83.2 sq. metres (895.7 sq. feet)

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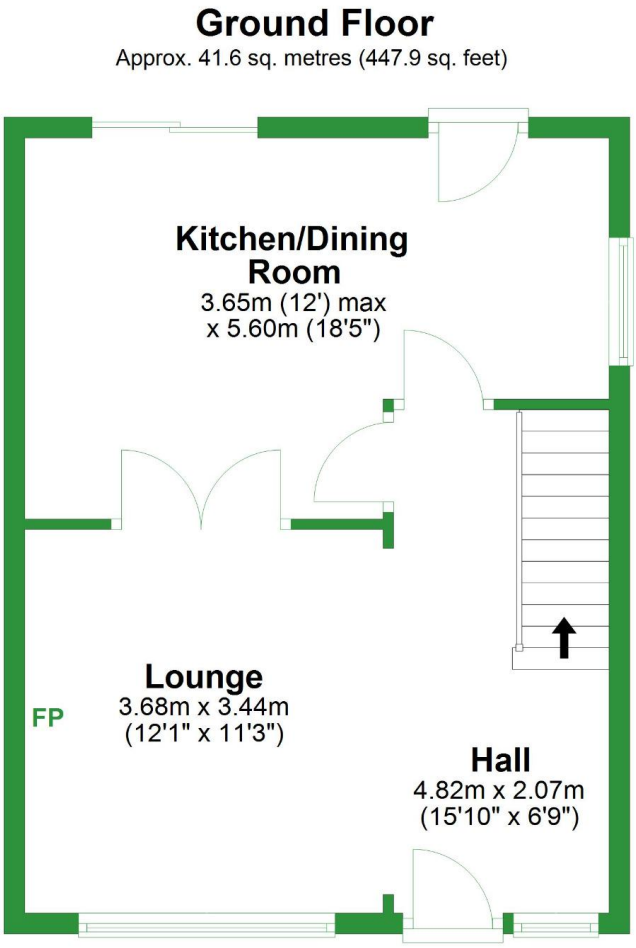


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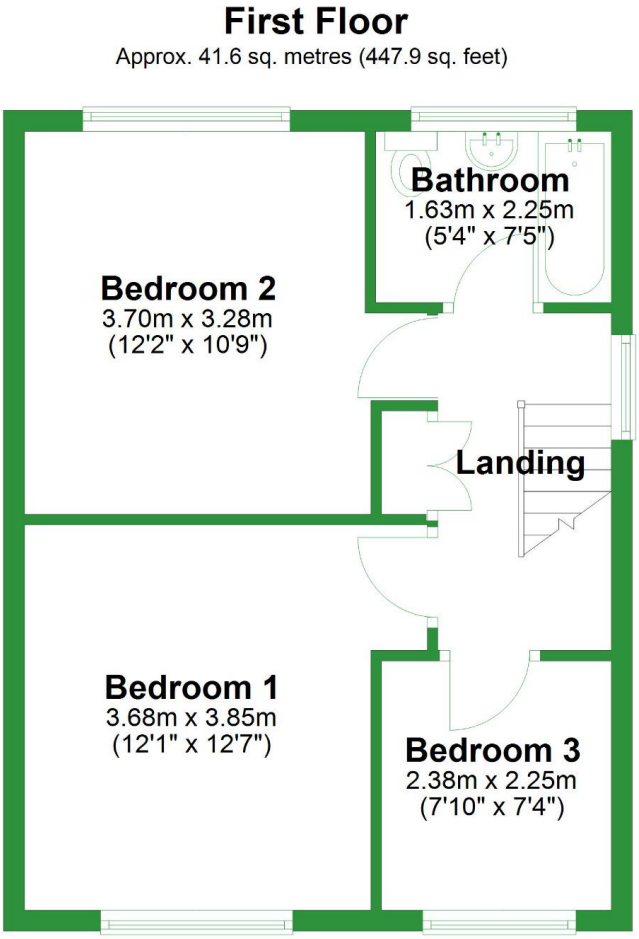
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Property Info

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Property Type
House
Property Style
Semi-Detached
Bedrooms
3
Bathroom
1
Receptions
1
Tenure Type
Leasehold
Floor Area
895
Agency Type
Sole
Parking
Drive
Type
Sales
Electricity
Mains Supply

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Property Info

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Water Supply
Mains
Sewerage
Mains Supply
Heating
Gas Central
Broadband
FTTC, FTTP
Accessibility
-
Restrictions
-
Condition
Some work needed
Flooded In Last Five Years
No
Current Annual Ground Rent
8
Current Service Charge
-
Rent Review Period (Year)
-

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Ground Rent Percentage Increase

-

Service Review Period (Year)

-

Lease End Date

2163-04-01

Price Qualifier

OIRO

Price

£169,650

Land Size

-

Age of Property

-

Year Built

-

New Home

No

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Property Features

83 Minehead Avenue, Burnley, Lancashire, BB10 2NP

Feature 1
Semi Detached Property
Feature 2
Three Bedrooms
Feature 3
Driveway To The Front
Feature 4
Good Sized Bright Lounge To The Front Of Property
Feature 5
Front And Rear Garden With Outbuilding
Feature 6
Open Plan Kitchen And Dining Room To The Rear
Feature 7
Close To Local Schools And Hospital

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Property Description

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Three Bedroom Family Home in Burnley!

Key Features

Semi-detached family home in a popular residential location
Driveway providing convenient off-road parking with a front garden area
Bright and welcoming entrance hallway with plenty of natural light
Spacious lounge ideal for everyday living and entertaining
Open plan kitchen and dining area overlooking the rear garden
Three well-proportioned bedrooms offering flexible living space
Family bathroom fitted with a three-piece suite
Private enclosed rear garden, ideal for outdoor dining and family use
Useful outbuilding providing additional storage, workshop, or hobby space
Offering excellent potential for cosmetic updating and personalisation
Conveniently located close to schools, Burnley General Hospital, shops, and local amenities
Excellent transport and commuter links nearby
Ideal for families, first-time buyers, or those looking for additional space

Located on Minehead Avenue in Burnley, this semi-detached property offers spacious accommodation suited to modern family living, whilst also presenting an excellent opportunity for buyers looking to add their own style and make further improvements over time. To the front of the home, there is a driveway providing off-road parking alongside a garden area.

Internally, the property opens into an entrance hallway opening into a lounge, offering a practical space for relaxing and entertaining. To the rear, the open plan kitchen and dining room provides space for everyday family life and overlooks the rear garden, creating a sociable and functional living space.

Upstairs, the property offers three bedrooms with a family bathroom fitted with a three-piece suite. The bedrooms offer flexibility for family living, guest accommodation, or

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home working.

Externally, the private enclosed rear garden provides space for outdoor seating, children's play, or summer gatherings. The outbuilding offers useful additional storage and could also be used as a workshop or hobby room.

The property is conveniently positioned close to local schools, Burnley General Hospital, shops, amenities, and transport links, making it an ideal choice for a range of buyers seeking a home with potential in a well-connected location.

From the Agent's Perspective
This property has a straightforward layout that works well for everyday living. The open plan space at the back makes it easy to spend time together, and the separate lounge gives you a quiet area. There's off-road parking and both front and rear gardens, giving plenty of outdoor space. Its a practical home that would suit a range of buyers.

From the Client's Perspective
It's been a good family home. The neighbours are nice and always ready to lend a hand when needed. The location is great too close to the hospital and local schools, which has been very convenient. The back garden is private, providing a quiet space away from the road.

Additional Information
Tenure- Leasehold, 137 years remaining, 8 ground rent.
Council tax band - C
Heating- Gas central heating
Electric- Mains
Drainage - Mains

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Anti-Money Laundering (AML) Compliance
Please note that an Anti-Money Laundering (AML) check is required for all prospective buyers. A fee of 60 plus VAT per individual will be charged to cover the cost of this mandatory compliance process. This fee is non-refundable and must be paid prior to the commencement of the checks.

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