



1 Donshort Mews, Barrowford, Nelson, Lancashire. BB9 6SB

- The perfect family home
- Occupying an enviable corner position
- Immaculately presented throughout
- Quiet cul-de-sac position
- Located just off the popular Chevassut Close
- Two generous reception rooms
- Conservatory overlooking the rear garden
- Eye catching modern kitchen with separate utility room
- Downstairs W/C
- Four well proportioned first floor bedrooms
- The main bedroom benefitting from a three piece en-suite shower room
- Modern four piece family bathroom suite
- Impressively maintained gardens to three sides
- Block paved patio having 'hot tub'
- Block paved driveway providing ample off road parking and leading to the integral garage
- EPC - C
- Council Tax Band - E
- Early viewing a must!



PROPERTY DESCRIPTION

!! The perfect family home !! Occupying an enviable corner position, this immaculately presented four bedroom detached home is found on a cul-de-sac just off the ever popular Chevassut Close. The accommodation has been tastefully modernised throughout and comprises of: two generous reception rooms, an eye catching kitchen having a separate utility boasting a range of integrated appliances, downstairs W/C, conservatory, four well proportioned first floor bedrooms - the main bedroom boasting a recently fitted three piece shower room, and there is a modern four piece family bathroom suite. The property is surrounded by immaculately maintained gardens to three sides, with block paved patio immediately adjoining the rear of the property, there is a 'hot tub,' water feature and laid lawn gardens. To the front is a block paved driveway offering ample off road parking and leading to an integral garage. Boarded loft offering additional storage space. EPC - C. Council Tax Band - E. Early viewing is a must!



ROOM DESCRIPTIONS

Ground Floor

Entrance Hallway

Sitting Room

4.49m x 4.03m (14' 9" x 13' 3")

Dining Room

3.35m x 2.20m (11' 0" x 7' 3")

Conservatory

3.56m x 3.40m (11' 8" x 11' 2")

Eye catching modern kitchen

3.65m x 2.52m (12' 0" x 8' 3")

Utility Room

Downstairs W/C

First Floor

Bedroom One

3.59m x 3.16m (11' 9" x 10' 4")

En-Suite Shower Room

Bedroom Two

3.24m x 2.82m (10' 8" x 9' 3")

Bedroom Three

3.59m x 2.62m (11' 9" x 8' 7")

Bedroom Four

2.98m x 2.26m (9' 9" x 7' 5")

Family Bathroom

Outside

Gardens

Further Information

Further Information

The property is on a freehold title.

Council Tax is Band E.

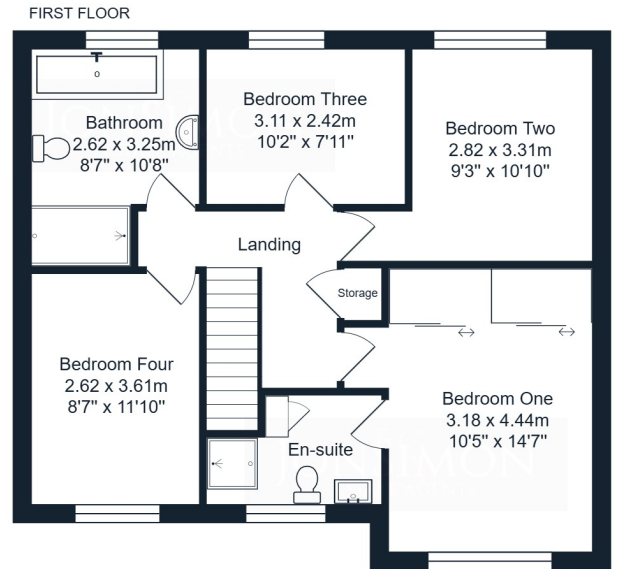
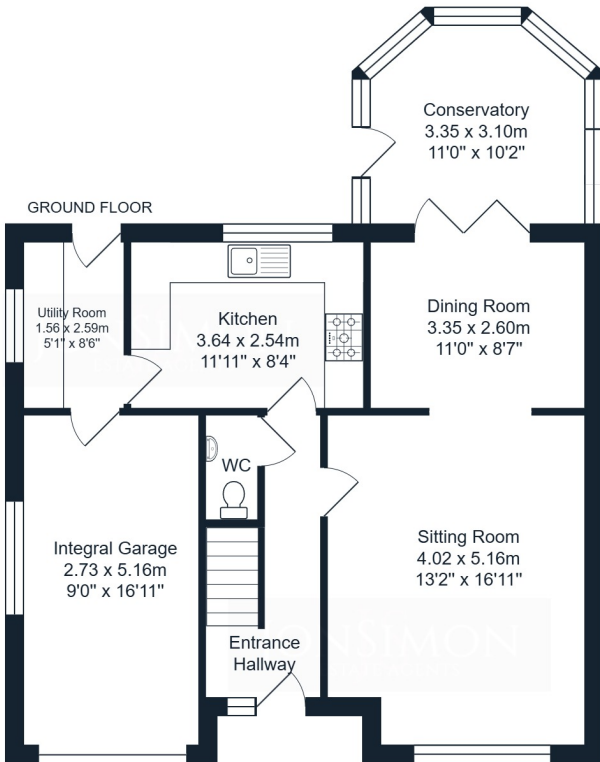
Mobile and broadband services are provided by a number of companies, and ultrafast is available.

The property is located in an area considered low risk for surface water flooding.

EPC - C

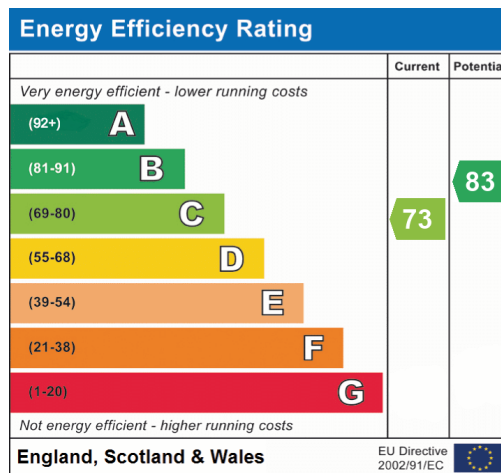


FLOORPLAN & EPC



Donshort Mews, Barrowford, BB9 6SB

Total Area: 142.6 m² ... 1535 ft²
 All measurements are approximate and for display purposes only.



Burnley
 31, Parker Lane, Burnley, BB11 2BU
 01282 427445
 info@jonsimon.co.uk