



13 Holly Street, Burnley, Lancashire
BB10 4AN



PROPERTY DESCRIPTION

!! Offered for sale with no onward chain !! This well presented two bedroom mid terrace home is found just a short walk from Burnley town centre, and is sure to catch the eye of anyone looking for a buy to let investment. The accommodation comprises of: one welcoming reception room, a modern fitted kitchen, two first floor bedrooms and a three piece bathroom suite. There is a low maintenance rear yard. The property is warmed by gas central heating and is Upvc double glazed throughout. EPC - D. Council Tax - Band A. Early viewing is a must!

FEATURES

- Offered for sale with no onward chain - vacant possession
- Well presented accommodation on offer
- Located just a short walk from Burnley town centre
- Close proximity to Burnley Football Club
- One welcoming reception room
- Modern fitted kitchen
- Two first floor bedrooms
- Three piece bathroom suite
- Low maintenance rear yard
- Warmed by gas central heating and being Upvc double glazed throughout
- EPC - D
- Council Tax - Band A
- Early viewing a must!



ROOM DESCRIPTIONS

Ground Floor

Sitting Room

Dining Kitchen

First Floor

Bedroom One

Bedroom Two

Bathroom

Outside

Yard

Further Information

Further Information

The property is on a leasehold title - with the residue of a 999 year lease remaining.

The annual ground rent is believed to £1.05

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

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

Council Tax - Band A

EPC - D

