



**E&M**  
PROPERTY SOLUTIONS



127 Cog Lane, Burnley, Lancashire, BB11 5JU  
Asking price £75,000



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2-Bedroom Mid-Terrace Property – Cog Lane, Burnley – Investment Opportunity

A well-presented two-bedroom mid-terrace property located on Cog Lane in Burnley, offered for sale with a tenant in situ, making it an ideal investment opportunity.

The property briefly comprises a spacious living area, a fitted kitchen, two good-sized bedrooms, and a family bathroom. Externally, there is an enclosed rear yard.

Currently tenanted at £595 per month, providing an immediate rental income for investors.

Situated in a convenient location close to local amenities, schools, and transport links.

Key Features:  
Two-bedroom mid-terrace  
Tenant in situ

## Description

## Situation



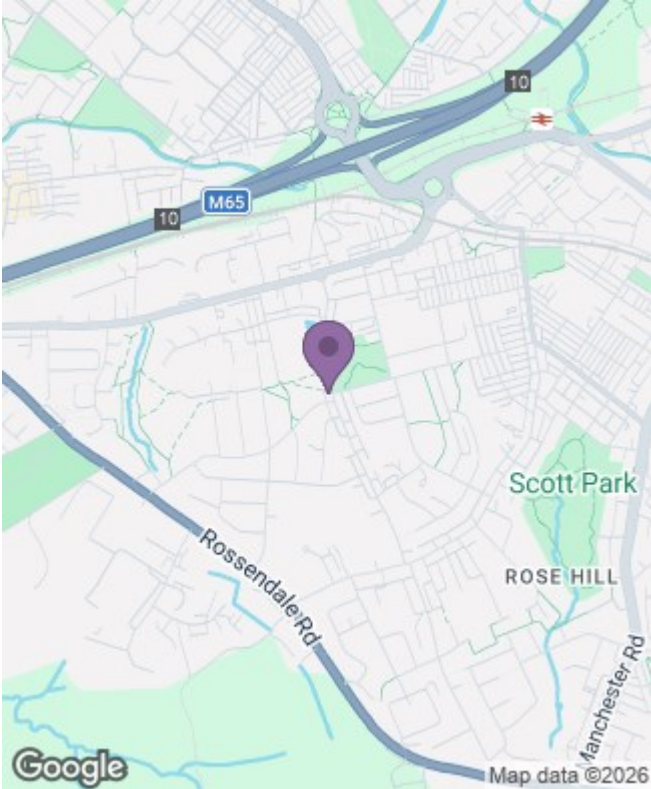
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Council Tax Band: A

Available:

# Floor Plans

# Area Map



# Energy Performance Graph

