



247 Lammack Road, Blackburn

£149,950 Leasehold

Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



STUNNING TWO-BEDROOM COTTAGE IN THE POPULAR LAMMACK LOCATION! Presented to the market with no chain delay, this charming two-bedroom cottage is a true gem. Brimming with original features, this property effortlessly blends modern amenities with original features, offering a unique and inviting living space.

Upon entering into the welcoming lounge, which presents the original charm features that are present throughout, and include wooden beams and a picturesque fireplace. The well sized kitchen boasts ample storage and space for appliances as well as room for a dining area. This is a bright and airy space thanks to the dual aspect lighting and Velux window. Completing the ground floor is the three piece family bathroom with shower enclosure and tiled splash backs.

Ascending to the first floor, where you will find a well sized master bedroom alongside the second which has room for a single bed or would be perfect as a home office space.

The enclosed garden to the rear provides a private outdoor space, perfect for enjoying al fresco dining or simply unwinding in the fresh air. Whilst the front of the property is also spaced apart from the pavement thanks to the front yard, which allows owners to chase the sun or alternatively use this space for convenient bin storage.

Well maintained, this cottage is the perfect choice for those seeking a charming abode with character and style. Ideal for first-time buyers or those looking to downsize, this property offers an ideal blend of comfort and convenience. Lammack is an ever increasingly popular location thanks to the amenities in close proximity as well as easy access to transport links. Early viewing advised!



Lounge

Carpet flooring, panel radiator, single glazed wooden framed stained glass window, front door, gas fire with tiled hearth and wood surround, original wooden beams.

Kitchen

Tiled flooring, range of wall and base units and contrasting work surfaces, integrated electric hob and oven, extractor fan, stainless steel sink, plumbing for washing machine or dishwasher, panel radiator, UPVC double glazed window x2, UPVC double glazed deluxe window, UPVC door to rear garden, ceiling spotlights, under stairs storage, original wooden beam.

Bathroom

Tiled flooring, UPVC double glazed frosted window, panel radiator, three-piece suite in white with mains fed shower enclosure, WC, basin, tiled splashbacks.

Landing

Carpet flooring.

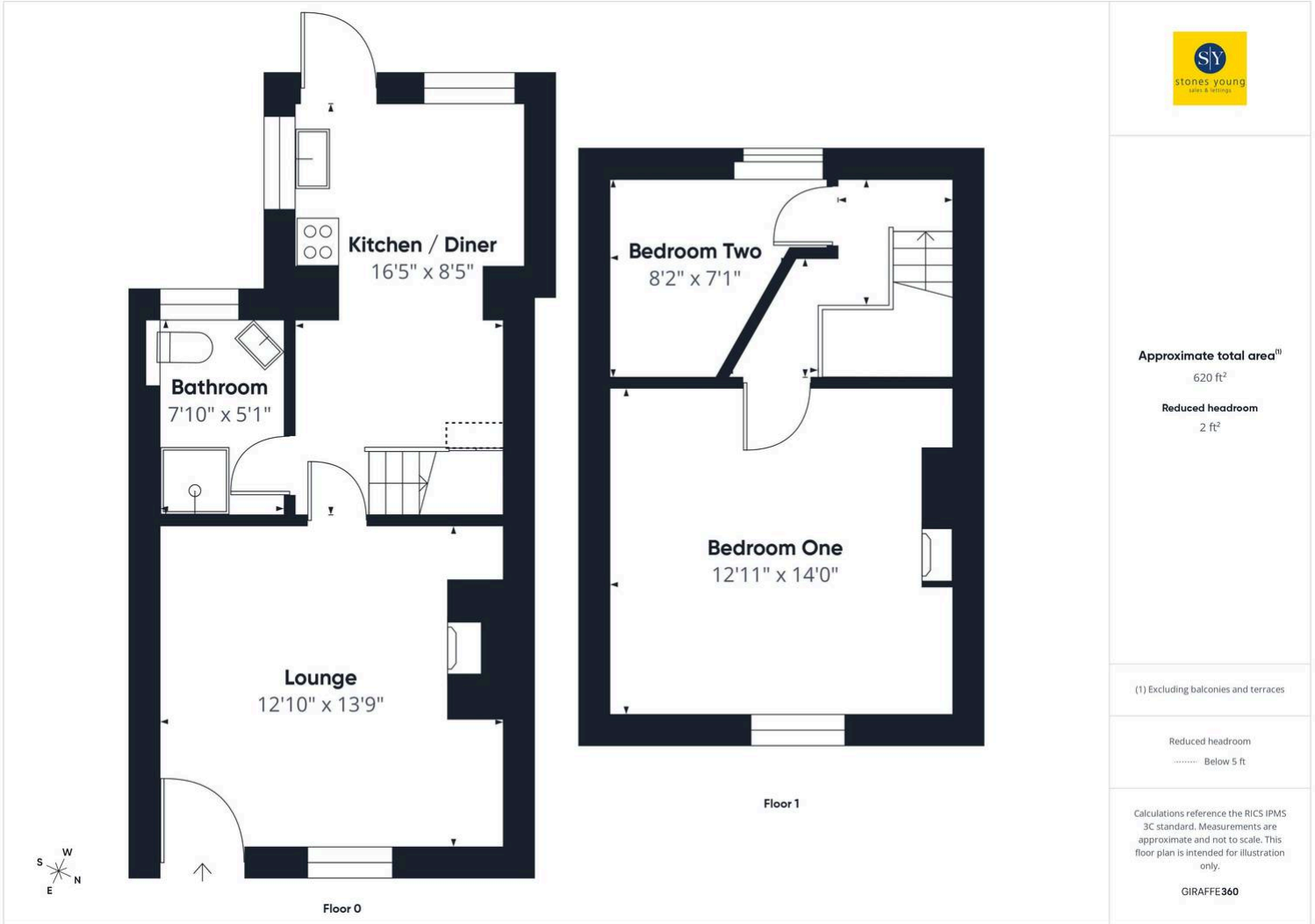
Bedroom One

Carpet flooring, panel radiator, single glazed wooden framed stained glass window, feature fireplace, loft access.

Bedroom Two

Carpet flooring, panel radiator, UPVC double glazed window.





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