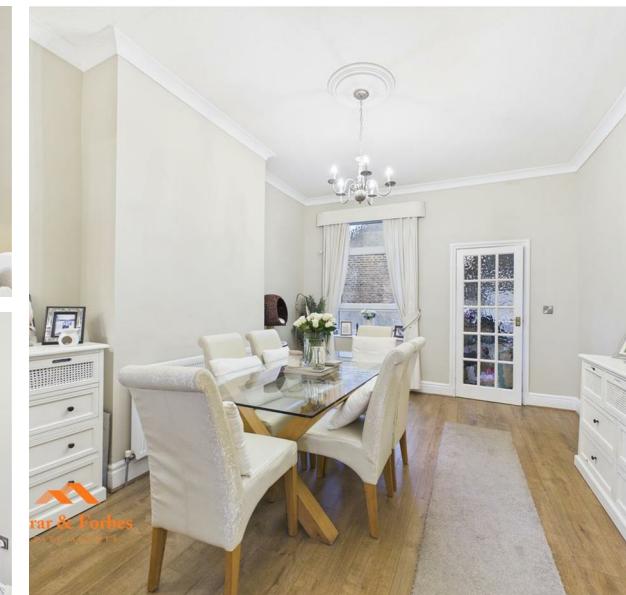


83 Keighley Road, Colne, BB8 0QG

Offers over £199,950

Council Tax Band:



A beautiful bay-fronted Victorian terrace set on the ever-popular Keighley Road, perfectly suited to families or first-time buyers looking to make a statement from the start. Ideally located close to Park Primary School, directly opposite Colne Cemetery, and within easy reach of the cafés and amenities of Colne town centre.

To the front of the property is a garden forecourt leading into a welcoming vestibule and hallway, with a staircase rising to the first floor. The lounge features a stunning bay window and a gas fire with an attractive surround, creating a warm focal point. To the rear, the dining room flows seamlessly from the lounge in an open-plan layout.

The kitchen extension offers a well-appointed fitted kitchen arranged in a horseshoe layout, with matching wall, base, and drawer units complemented by contrasting oak worktops. A Belfast sink sits neatly within the window bay, and integrated appliances include an oven, hob, fridge/freezer, and microwave.

To the first floor are three bedrooms, with the main bedroom benefitting from fitted wardrobes and a dressing table. The family bathroom features a four-piece suite comprising a low-level WC, pedestal hand wash basin, bathtub, and a quadrant shower with saloon-style doors.

The landing is particularly generous in size and currently provides useful storage cupboards, while also offering potential to install a staircase and convert the loft, subject to the necessary planning permissions.



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	