

2 bed terraced house to buy in

Leyland Road, Burnley, Lancashire, BB11 3DR

£57,500 Starting Bid

x 2 x 1 x 1

Tenure

Leasehold

On Street parking

Property features

- Two Bedrooms
- No Chain
- Sold by Secure Sale
- EPC Rating C

Key Information

- Council Tax: Band A
- EPC Rating: C
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Mobile signal: Good

Arrange a viewing

Abigail Hall
Branch Manager
North West Auction

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northwest@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

AUCTION Being sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £57,500

This property will be legally prepared enabling any interested buyer to secure the property immediately once their bid/offer has been accepted. Ultimately a transparent process which provides speed, security and certainty for all parties.

Situated in a popular residential area, Leyland Road, Burnley, BB11 3DR presents an excellent opportunity for first-time buyers, downsizers or investors. The property has recently benefited from an ECO4 grant, improving the home's energy efficiency by improving the internal wall insulation and achieving an EPC rating of C, making it both economical to run and comfortable to live in.

The home offers two double bedrooms, a large reception room and a spacious rear yard, providing well-proportioned living accommodation that is ready to move straight into. It would also make a ready-to-rent investment opportunity for landlords.

Conveniently located close to Burnley town centre, the property is within easy reach of local shops, supermarkets, schools and everyday amenities, along with good transport links including nearby train stations and access to the M65 motorway network. Overall, this is a well-located and energy-efficient home offering comfortable living in a convenient location.

Additional benefits include uPVC Double Glazing and Gas Fired Central Heating throughout.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 851

Annual Ground Rent Amount: £2.00

Price: Starting Bid £57,500

Property Type: Terraced House

Parking: On Street

Year built: 1878

Construction materials: Stone built

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: Yes

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

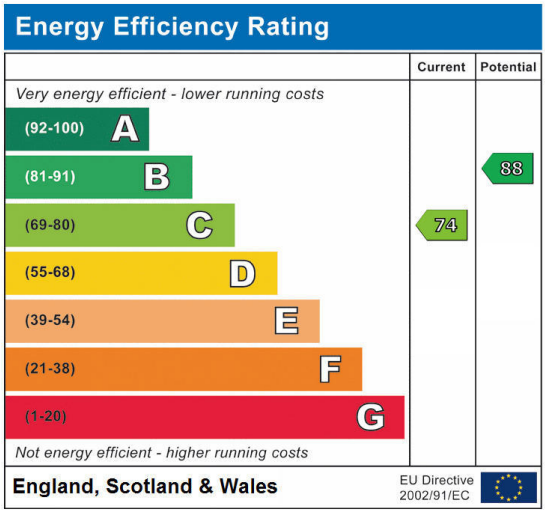
Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good





Leyland Road, Burnley, Lancashire, BB11 3DR

Contact your local branch today for more information on this property:

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