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HERE TO GET *you* THERE



**ELLISON FOLD TERRACE, DARWEN, BB3
3EB
£130,000**



This adorable terrace offers a fabulous opportunity for someone. With no onward chain this beautiful home has been finished & maintained to an excellent standard which we think is ideally set up for first time buyers.

The property comprises; entrance vestibule, cosy front lounge, modern dining kitchen, utility room and a ground floor WC. From the utility room there is a rear door accessing an Indian stone flagged yard, a nice spot to sit out in the summer months. To the first floor there are two double bedrooms and a walk in shower room. The house has a lovely warm feel throughout, suited very much to first time buyers wanting minimal fuss or anyone downsizing.

Ellison Fold is a quiet terrace row neatly positioned giving easy access into Darwen centre & the train station. Blacksnape & Hoddlesden are only a 2 minute drive away which provide excellent walking routes for those with pets or children. For those needing schools, there are both primary and secondary within walking distance including DACA & Sudell Primary School.

OUR THOUGHTS - *'First class. We cannot pick any faults in what this offers & with the benefit of no onward chain, we can move quick on this one'*

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KEY FEATURES

- GARDEN FRONTED TERRACE
- TWO DOUBLE BEDROOMS
- COSY FRONT LOUNGE
- DINING KITCHEN
- UTILITY ROOM
- GROUND FLOOR WC
- THREE PIECE SHOWER ROOM
- WELL PRESENTED YARD
- SINGLE GARAGE
- NO CHAIN





Ground Floor

Approx. 42.2 sq. metres (454.3 sq. feet)



Total area: approx. 78.8 sq. metres (848.1 sq. feet)

This floor plan is owned by Hunters Estate Agent and must not be copied or edited.

Plan produced using PlanUp.

First Floor

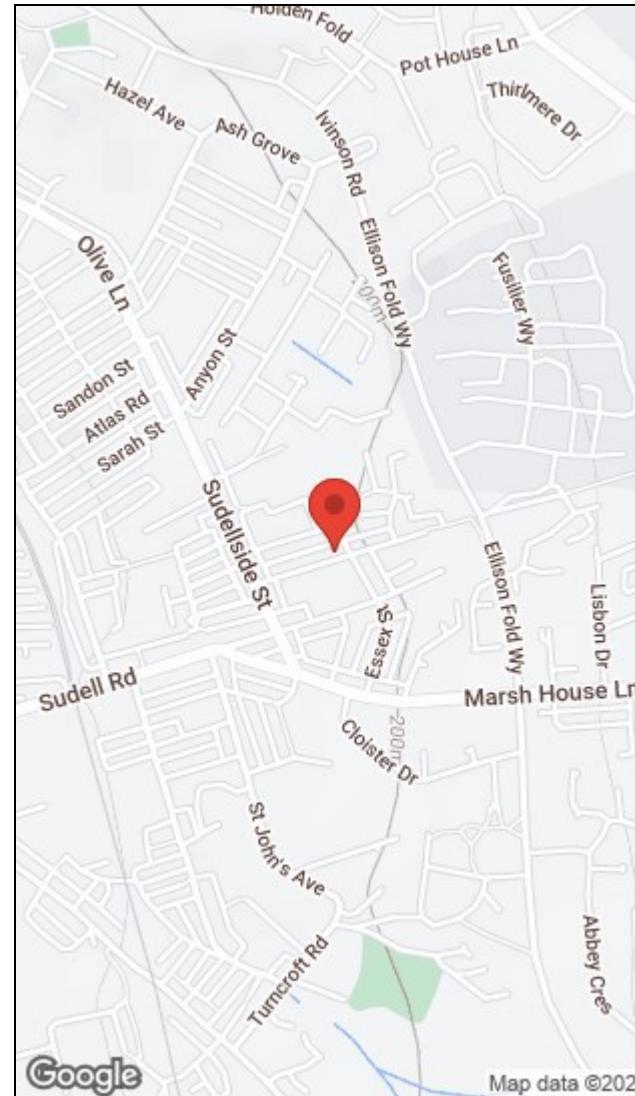
Approx. 36.6 sq. metres (393.8 sq. feet)



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