20 Pemberton Street, Roe Lee, Blackburn, BB1 9AB

To Let £400.00 P.C.M.

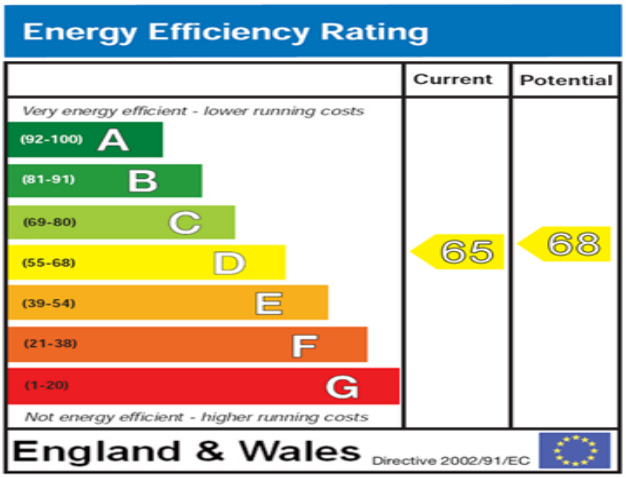


** WELL PRESENTED TWO BEDROOM HOME LOCATED WITHIN THE HIGHLY SOUGHT AFTER LOCATION OF ROE LEE AREA! ** This property boasts light and airy living accommodation and would be ready to move straight into. Situated in a well established location close to local schools, amenities and transport links.Internally the property briefly comprises; to the ground floor; entrance vestibule, spacious lounge and a stunning fully fitted kitchen. To the first floor; are two bedrooms, a study room and a three piece bathroom suite. Externally the property further benefits from on street parking and a fully enclosed rear yard. Early viewing is highly recommended to avoid disappointment!For more information or to arrange a viewing, please contact our Blackburn team at your earliest convenience.

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The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to perspective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. Fixtures and fittings are to be agreed with the seller. If you require clarification or further information on any points, please contact us.