



## 3 bed terraced house to buy in

Anyon Street, Darwen, Lancashire, BB3 3AA

**£35,000** Starting Bid

 x3  x1  x1

Tenure

**Freehold**

On Street parking

## Property features

- ✓ Being sold via Secure Sale online bidding. Terms & Conditions
- ✓ 2 DOUBLE BEDROOMS
- ✓ GARDENS TO THE FRONT AND YARD TO THE REAR
- ✓ ATTENTION INVESTORS / TENANT IN SITU
- ✓ EPC Rating D

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas

## Description

Welcome to Anyon Street, where an inviting Edwardian terraced house eagerly awaits its new owners. This charming property features two well-appointed bedrooms, making it an ideal opportunity for investors, especially with a tenant already in place. Inside, you'll find two spacious reception rooms, providing ample space for relaxation and entertainment.

The traditional kitchen, located at the rear of the home, retains its original character while offering practicality for modern living. The family bathroom is designed to cater to all your needs, ensuring comfort and convenience for everyone.

Outside, the property boasts both a front garden and a rear yard, perfect for enjoying a peaceful morning cup of tea or hosting lively barbecues with friends and family on sunny days. These outdoor spaces add to the property's appeal, providing a private sanctuary for leisure and recreation.

Convenience is a key feature of this home, with on-road parking available for residents. The property is strategically located, offering easy access to local amenities, which simplifies daily errands and enhances the overall living experience.

This Edwardian terraced house on Anyon Street is not just a place to live but an investment in a desirable location. The blend of historic charm and modern conveniences makes it a unique find in the market. Whether you're an investor seeking a reliable rental property or a homeowner looking for a welcoming community, this house has much to offer.

Don't miss the opportunity to make this delightful terraced house your new investment. Contact us today to arrange a viewing and take the first step towards owning this charming property. Your new home on Anyon Street awaits!

Please note, any viewings or offers that take place from this moment must be placed through the auction T&Cs as per the Sellers agreement.

Council Tax Band: A

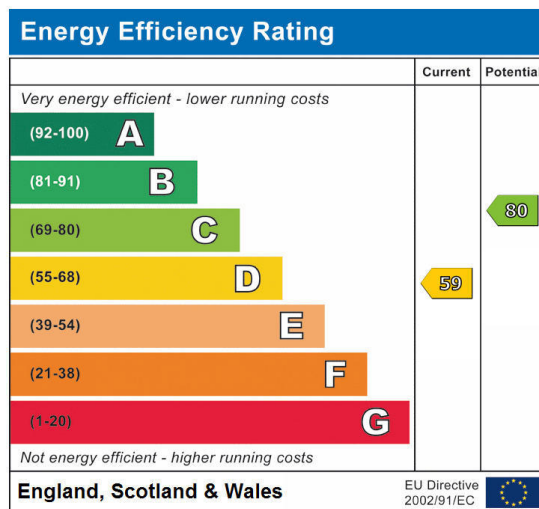
Tenure: Freehold

Price: Starting Bid £35,000

Property Type: Terraced House

Parking: On Street

Heating: Gas



Anyon Street, Darwen, Lancashire, BB3 3AA

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

**Regent House Regent Road, Horsforth, Leeds, West Yorkshire, LS18 4NP, [www.letsliveleeds.com](http://www.letsliveleeds.com)**

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