



PAD-2-LET Property Management

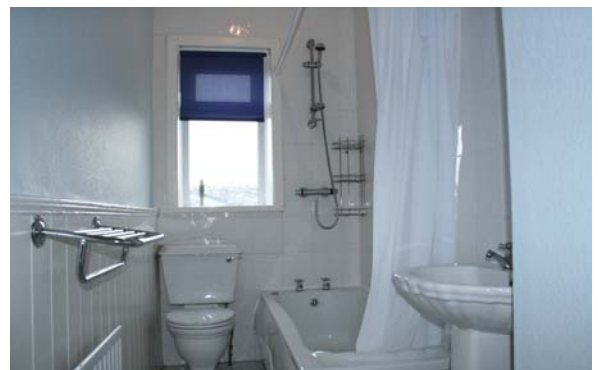
- Full Residential Management Service
- Residential Letting Service

1 Pasture Drive
Foulridge
Colne
Lancs
BB8 7NX

14 Oak Street Colne

£410 Per Month

- Three bedroom terrace house
- Two Reception rooms
- New fitted carpets
- Located close to local facilities and town amenities



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Proprietor: Pauline Ann Davies

UKALA



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Overview

Three bedroom stone built terrace house, three bedrooms, two reception rooms, recently fitted house bathroom, kitchen with fitted units, location and plumbing for washer, central heating, small walled garden to the front and a yard to the rear of property, NEW fitted carpets throughout, good access to local amenities, facilities, public transport and motorway networks.

Accommodation

Ground Floor

Entrance Hall

Partially glazed timber door accesses the property. Timber door enters the first reception room.

Reception Room 1 (4.06m x 3.52m)

New fitted carpets, timber framed window, single radiator with thermostatic control, stone effect fire surround houses a coal effect electric fire, telephone socket,

Reception Room 2 (4.74m x 3.96m)

New fitted carpets, timber framed bay-window, fitted cupboard with glazed doors, fitted draws, electric "wood burner" style fire, useful under stairs storage cupboard, telephone socket, double radiator with thermostatic control, access to kitchen.

Kitchen (2.81m x 1.82m)

Kitchen includes fitted range of pine base and wall cupboard units with sink unit, tiled splash-backs, laminate floor, free standing electric oven and hob, location and plumbing for washing machine, location for fridge / freezer, "Europa" boiler, timber door access the rear yard.

First Floor

Landing

New fitted carpet, smoke detector, timber doors access bedrooms 1,2 house bathroom and staircase to the second floor.

House Bathroom (3.42m x 1.40m)

Part tiled walls, wood panelling, white three piece suite with panelled bath with shower over, low suite wc, wash basin, chrome fixtures, fitted cupboards, single radiator with thermostatic control, uPVC double glazed window.

Master Bedroom (4.04m x 3.51m)

Master double bedroom, fitted carpets, built in cupboard, timber framed window, single radiator with thermostatic control, telephone socket.

Bedroom 2 (2.49m x 3.42m)

Fitted carpet, uPVC double glazed window, single radiator with thermostatic control.

Second Floor

Bedroom 3

Fitted carpet, velux window, storage cupboard, single radiator with thermostatic control, television socket.

External

Small walled garden area to the front and a yard area to the rear of the property.

Further information

- Unfurnished
- Central heating

Services

Gas, electric, water, Telephone and TV points.

Deposit Required

Bond – Equivalent to one month rent

Rent – One month in advance

Restrictions

No smokers, No pets

Council tax

Band TBC

Applicants who wish to view any of the properties or require any further information should do so by contacting us by telephone, fax or e-mail.

Appointments arranged at mutually convenient times 7 days a week.

Please note that all tenancies require:-

- Rent to be paid one calendar month in advance
- A bond equivalent to one months rent is required.
- Applicants must be a minimum of 21 years of age
- References from employers, bank, previous landlord (if applicable) and personal references may be required



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Location Maps

Town location map



Street location map



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