



2 bed terraced house to buy in

Russell Terrace, Padiham, Burnley,
Lancashire, BB12 7HB

£55,000 Starting Bid

 x 2  x 1  x 2

Tenure

Leasehold

Property features

- ✓ 2 Bedrooms
- ✓ 2 Reception Rooms
- ✓ Sold by Secure Sale
- ✓ Investment Opportunity
- ✓ EPC Rating D

Key Information

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

Description

We are delighted to offer this well presented garden fronted terraced home situated in a convenient location in Padiham. The accommodation within briefly comprises two reception rooms, two bedrooms and a good sized family bathroom. The property benefits from gas central heating and double glazing with a private yard to the rear. An ideal investment opportunity or first time home. Council Tax Band A. Viewings by appointment only.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 815

Annual Ground Rent Amount: £1.00

Price: Starting Bid £55,000

Property Type: Terraced House

Parking: None

Year built: 1842

Construction materials: Stone built

Known property issues: Damp

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: No

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

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good



| Energy Efficiency Rating | | |
|--|---------|---|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92-100) A | | |
| (81-91) B | | 84 |
| (69-80) C | | |
| (55-68) D | 65 | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England, Scotland & Wales | | EU Directive 2002/91/EC  |

Russell Terrace, Padiham, Burnley, Lancashire, BB12 7HB

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

1A Brackenthwaite, Leicester, Leicestershire, LE4 7GA, <https://laxmanrealestate.com/contact>

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