



Todmorden Road, Burnley

Burnley



In Excess of £180,000



81 Todmorden Road

Burnley, Burnley

Offers invited between £180,000 to £190,000 -

Introducing a substantial and exquisitely presented stone Victorian end-terraced house with three bedrooms, just a street away from the picturesque Towneley Park. This remarkable property spans four floors, offering an abundance of space and natural light throughout.

The ground floor features a stunning, large breakfast kitchen equipped with a Smeg range oven/hob and a convenient boiling water tap. The spacious dining room, with its log-burning stove, creates a warm and inviting atmosphere. Additionally, there is a separate lounge area, providing a comfortable space for relaxation.

The property includes expansive cellars, perfect for storage or potential conversion into additional living space. On the upper floors, you will find three generously sized double bedrooms, each offering ample room. The large four-piece bathroom adds a touch of luxury, providing a tranquil space to unwind and rejuvenate.

High ceilings grace the property, enhancing the sense of grandeur and openness throughout. Plantation shutters installed in every room offer both privacy and elegance. This Victorian gem showcases a multitude of original features that have been thoughtfully preserved, further adding to its charm and character.

To truly appreciate the scale and beauty of this property, we highly recommend arranging a viewing.

Council Tax band: A

Tenure: Leasehold

- Substantial and beautifully presented Victorian end terrace



Ground Floor

Entrance Vestibule:

Living Room:

11'7" x 13'11" (3.54 x 4.25 m)

Dining Area:

12'7" x 11'11" (3.83 x 3.63 m)

Kitchen/Breakfast:

19'0" x 17'0" (5.80 x 5.20 m)

Rear Porch:

3'6" x 7'3" (1.06 x 2.20 m)

First Floor (Floor 1)

Bedroom One:

11'3" x 17'6" (3.42 x 5.29 m)

Bedroom Two:

Laundry:

2'9" x 5'9" (1.8 x 1.75 m)

Bathroom:

8'7" x 8'3" (2.61 x 2.51 m)

Second Floor (Floor 2)

Bedroom Three:

9'7" x 17'0" (2.71 x 5.20 m)

Basement (Floor -1)

Basement (left side):

13'9" x 7'4" (4.2 x 2.23 m)

Basement (right side):

15'8" x 17'0" (4.73 x 5.20 m)











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Floor -1



Ground Floor



Floor 1



Floor 2

Approximate total area⁽¹⁾

1833.81 ft²

170.37 m²

Reduced headroom

141.03 ft²

13.10 m²

(1) Excluding balconies and terraces

 Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



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