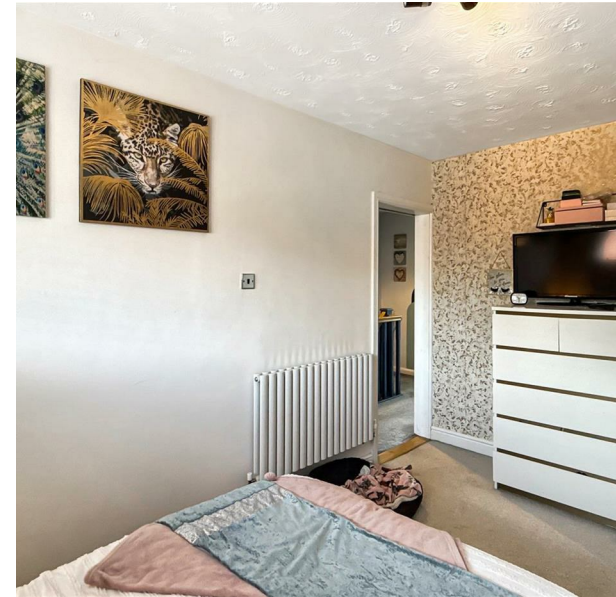


Darley Street, Farnworth, BL4 7QX
Offers Over £170,000
Council Tax Band: A



Set in a popular residential area of Farnworth, this three-bedroom semi-detached property offers approx 775 sq ft of well-maintained living space, ideal for growing families or first-time buyers.

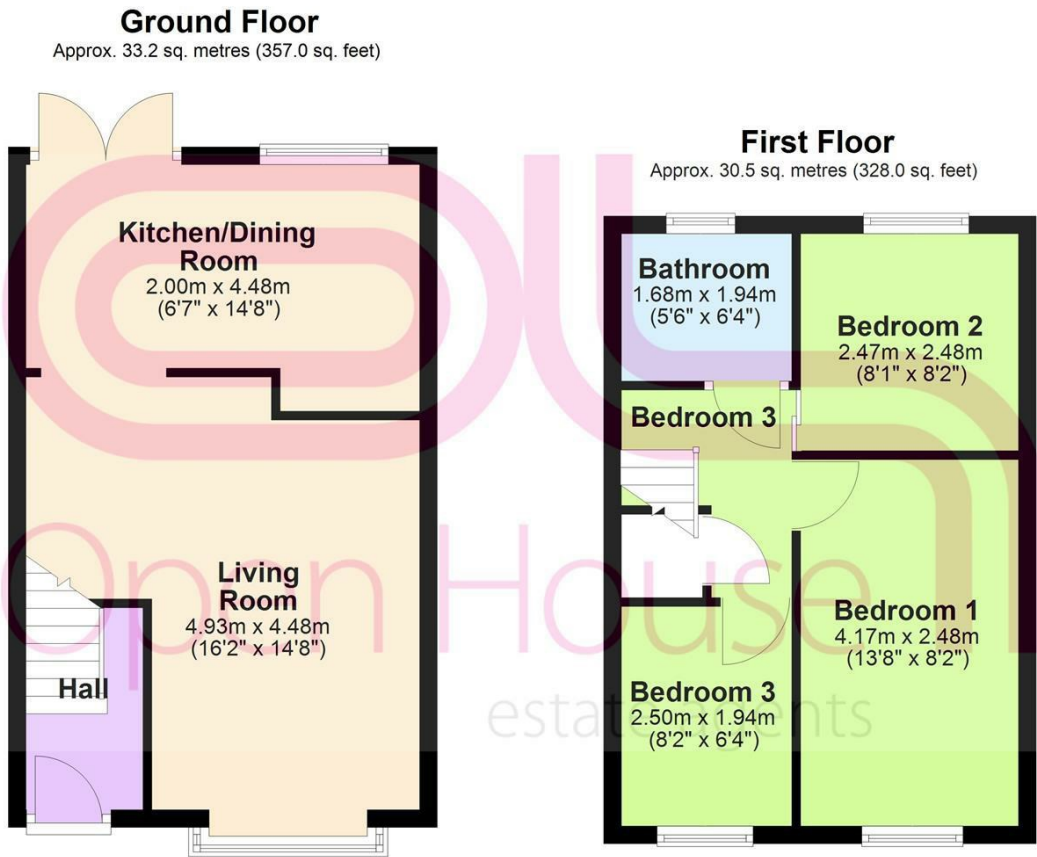
- Inside the Home
- Entrance hallway leading to a large front lounge with natural light
 - Modern kitchen diner with ample storage and direct garden access
 - Three good-sized bedrooms, perfect for family life or flexible use
 - Stylish family bathroom with contemporary fittings
 - Private enclosed rear garden with a large patio and lawned area

- Why Darley Street?
- Located close to Grosvenor Nursery School and other well-rated schools
 - Excellent transport links via the M61 and A666 for commuting
 - Strong community atmosphere in a well-established neighbourhood

This home combines space, presentation, and location, offering a smart and comfortable base in one of Farnworth’s most desirable areas. Early viewing is highly recommended.



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Total area: approx. 63.6 sq. metres (685.0 sq. feet)



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