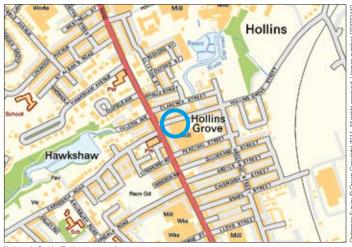
## 22 Hollins Grove Street, Darwen, Lancashire BB3 1HG \*GUIDE PRICE £40,000+



• Residential investment producing £5,100 per annum. Double glazing. Central heating.

**Description** A two bedroomed end of terrace property benefiting from double glazing and central heating. The property is currently let by way of an Assured Shorthold Tenancy producing a rental income of £5,100 per annum.



Not to scale. For identification purposes only

Situated Off Blackburn Road in a popular and well established residential location. Darwen town centre and local amenities are approximately 1 mile away.

**Ground Floor** Living Room, Lounge, Kitchen, Bathroom/WC

First Floor Two Bedrooms

Outside Yard to the rear.