

NEW
INSTRUCTION



By Auction £50,000

AUCTION* *NO CHAIN* *TWO BEDROOMS* *POPULAR LOCATION* *PERIOD TERRACE* *CLOSE TO LOCAL AMENITIES* *GRADE II LISTED

For sale by modern method of auction via Advanced Property Auction
Starting bid: £50,000 plus reservation fees.

Townend Estate Agents offer for sale this STONE BUILT, TWO BEDROOM Period terrace property. Situated in a popular location close to a variety of local amenities. A fine example of Grade II Period architecture, retaining original features such as exposed beams & mullion windows.

The property comprises briefly: Entrance, Lounge with exposed beams and feature fireplace, Kitchen. Upstairs are TWO bedrooms and the house bathroom. Externally is small yard to the front, consented parking to the rear.

Reservation fee of 3% + VAT (Subject to minimum of £5000 + VAT) applies.

Ask us about...

AUCTION

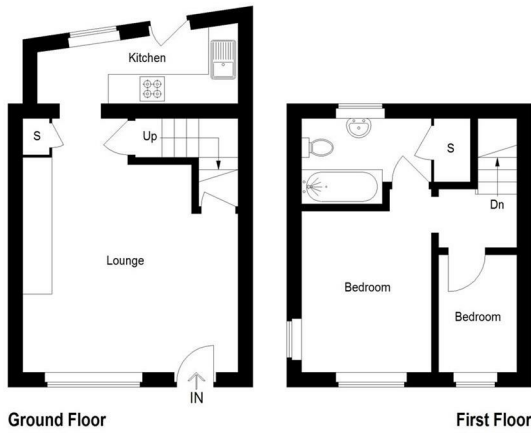
CONVEYANCING

MORTGAGES

SURVEYS

Great Horton Road BD7

Approximate Gross Internal Area = 52.9 sq m / 569 sq ft



Ground Floor

First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.
FloorplansUsketch.com © 2020 (ID703366)



These particulars do not form part of any contract and no statements are made without any responsibility on the part of their clients. Applicants must investigate for themselves that statements are correct and no agent whether the partner or employee has the authority to make any representation or warranty whatsoever in respect of this property.
IMPORTANT NOTICE: WHILST WE ENDEAVOUR TO MAKE OUR SALES DETAILS ACCURATE AND RELIABLE, THEY SHOULD NOT BE RELIED ON AS STATEMENTS OR REPRESENTATIONS OF FACT AND DO NOT IN ANY WAY CONSTITUTE A CONTRACT.
 PROSPECTIVE PURCHASERS SHOULD SATISFY THEMSELVES THAT DIMENSIONS ARE CORRECT AND THAT MAINS SERVICES ARE OPERATIONAL.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	