



2 bed terraced house to buy in

Clarence Street, Shotton, Deeside,
Flintshire, CH5 1AW

£75,000 Starting Bid

 x 2  x 1  x 1

Tenure

Freehold

On Street parking

Garden

Property features

- ✓ Being Sold via Secure Sale online bidding. Terms and Conditions
- ✓ Gas Central Heating
- ✓ Two Bedrooms Terraced House
- ✓ Lounge Through Diner
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: Band B
- ✓ EPC Rating: D
- ✓ Heating supply: Gas

Arrange a viewing

Abigail Hall
Branch Manager
North West Auction

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

An ideal project for someone with ambition is this two bedroom red brick terraced house with parking for two cars.

Lounge through diner, large kitchen, two generous bedrooms and spacious bathroom.

Situated in an established residential area being convenient for local shopping facilities and public transport.

Council Tax Band: B

Tenure: Freehold

Price: Starting Bid £75,000

Property Type: Terraced House

USPs: Garden

Parking: On Street

Heating: Gas

Entrance Hall:

Lounge/Diner

7.42m x 3.56m (24'4" x 11'8")

Radiator and double glazed windows.

Kitchen

5.49m x 1.96m (18'0" x 6'5")

KITCHEN: 18' x 6' 5" (5.49m x 1.96m) Radiator and double glazed windows.

Bedroom 1

3.58m x 3.25m (11'8" x 10'7")

Radiator and double glazed window.

Bedroom 2

4.09m x 3.02m (13'5" x 9'10")

Radiator and double glazed window.

Bathroom

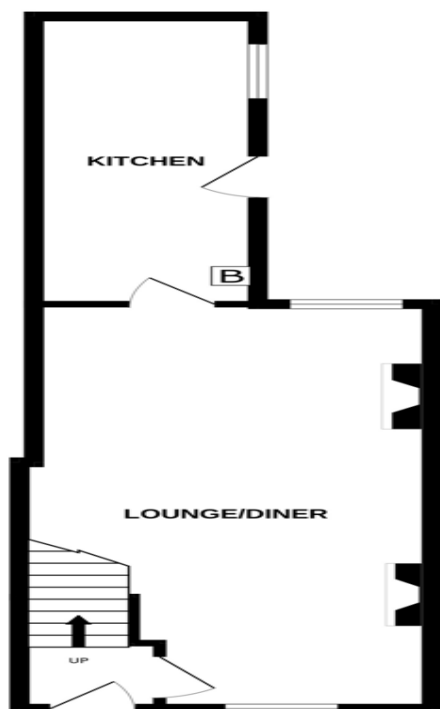
2.62m x 2.13m (8'7" x 6'11")

Heated towel rail, double glazed window, w.c., wash hand basin and panelled bath. Shower cubicle.

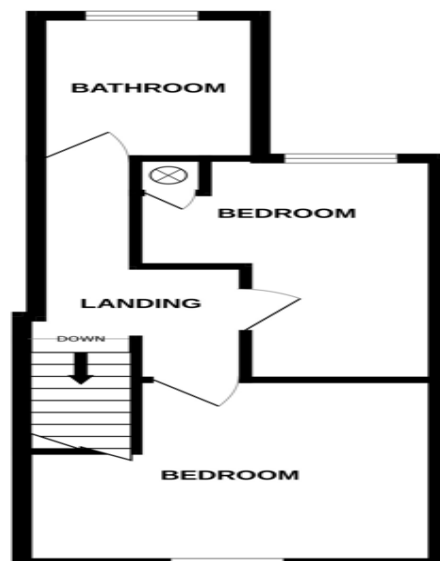
Outside

Rear garden with parking for two cars at the rear.

GROUND FLOOR
399 sq.ft. (37.1 sq.m.) approx.



1ST FLOOR
352 sq.ft. (32.7 sq.m.) approx.



TOTAL FLOOR AREA : 751 sq.ft. (69.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		85
(69-80) C		
(55-68) D	59	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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

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