



2 bed apartment to buy in CH60

Pensby Road, Heswall, Wirral, Merseyside,
CH60 7RE

£100,000 Starting Bid

 x 2  x 1  x 1

Tenure

Leasehold

Property features

- ✓ Heart Of Heswall
- ✓ 2nd Floor Apartment
- ✓ Lovely Views
- ✓ Two Bedrooms, One Bathroom
- ✓ EPC Rating C

Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water

Arrange a viewing

Abigail Hall
Branch Manager
North West Auction

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Being Sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £100000

****Two Bedroom Flat - Centre Of Heswall - Perfect Investment****

Hewitt Adams is delighted to offer via AUCTION this TWO BEDROOM flat located in the CENTRE OF HESWALL.

The property is currently tenanted and is a fantastic INVESTMENT OPPORTUNITY with the current rent at £800pcm.

In brief the accommodation affords; Entrance Hall, Lounge/Diner, Kitchen, Two Bedrooms, Bathroom.

Call Hewitt Adams to view now.

Auctioneers Additional Comments:

In order to secure the property and ensure commitment from the seller, upon exchange of contracts the successful bidder will be expected to pay a non-refundable deposit equivalent to 5% of the purchase price of the property. The deposit will be a contribution to the purchase price. A non-refundable reservation fee of up to 6% inc VAT (subject to a minimum of £7,200 inc VAT) is also required to be paid upon agreement of sale. The Reservation Fee is in addition to the agreed purchase price and consideration should be made by the purchaser in relation to any Stamp Duty Land Tax liability associated with overall purchase costs.

Entrance - Intercom access.

Hallway - Laminate flooring, radiator, inset spot lights.

Lounge/Diner - 4.60mx4.24m (15'01x13'11) - Window to the rear elevation, radiator, laminate flooring.

Kitchen - 2.74mx2.44m (9'0x8'0) - Wall and base units with work tops, inset sink and drainer with mixer tap, integrated electric oven and hob with extractor fan, window to the rear elevation.

Bedroom 1 - 3.89mx3.23m (12'09x10'07) - Window to the front elevation, radiator, laminate flooring.

Bedroom 2 - 4.24mx2.59m (13'11x8'06) - Window to the rear elevation, radiator, laminate flooring, storage cupboard.

Bathroom - Panel bath with electric shower, WC, wash basin vanity unit with mixer tap, inset spot lights, storage cupboards, heated chrome towel rail.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 106

Annual Ground Rent Amount: £200.00

Annual Service Charge Amount: £1,759.00

Price: Starting Bid £100,000

Property Type: Apartment

Parking: None

Construction materials: Brick and block

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	72	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Pensby Road, Heswall, Wirral, Merseyside, CH60 7RE

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

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