

3 bed semi-detached house to buy in CV37

Joseph Way, Stratford-upon-Avon, Warwickshire, CV37 0TL

£180,000 Starting Bid

x 3 x 1 x 1

Tenure

Freehold

Driveway & Garage parking

Property features

- Being Sold via Secure Sale online bidding. Terms & Conditions apply.
- Immediate ‘exchange of contracts’ available
- 3 Bedroom semi detached house
- Immaculately presented
- EPC Rating D

Key Information

- Council Tax: Band B
- EPC Rating: D
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: Cable
- Mobile signal: Good

Arrange a viewing

Joe Nicholson
Branch Manager
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- Flexible viewing slots
- Accompanied viewings

Description

Being Sold via Secure Sale online bidding. Terms & Conditions apply.

Refurbished Throughout - No Upward Chain

A well-presented three bedroom freehold property, ideal for first time buyers or investors, offered for sale with vacant possession and no upward chain.

The accommodation comprises an entrance hall, open plan living area with brand new fitted kitchen, three good-sized bedrooms and a newly fitted bathroom.

Outside benefits from off road parking for one vehicle and an enclosed rear garden with patio and paved areas.

Location

Conveniently situated within 1.5 miles of Stratford-upon-Avon town centre, with easy access to local shops, supermarkets, schools and transport links, including the M40.

Internal viewing highly recommended.

Auctioneers Additional Comments

Pattinson Auction are working in Partnership with the marketing agent on this online auction sale and are referred to below as 'The Auctioneer'.

This auction lot is being sold either under conditional (Modern) or unconditional (Traditional) auction terms and overseen by the auctioneer in partnership with the marketing agent.

The property is available to be viewed strictly by appointment only via the Marketing Agent or The Auctioneer. Bids can be made via the Marketing Agents or via The Auctioneers website.

Please be aware that any enquiry, bid or viewing of the subject property will require your details being shared between both any marketing agent and The Auctioneer in order that all matters can be dealt with effectively.

The property is being sold via a transparent online auction.

In order to submit a bid upon any property being marketed by The Auctioneer, all bidders/buyers will be required to adhere to a verification of identity process in accordance with Anti Money Laundering procedures. Bids can be submitted at any time and from anywhere.

Our verification process is in place to ensure that AML procedure are carried out in accordance with the law.

The advertised price is commonly referred to as a 'Starting Bid' or 'Guide Price', and is accompanied by a 'Reserve Price'. The 'Reserve Price' is confidential to the seller and the auctioneer and will typically be within a range above or below 10% of the 'Guide Price' / 'Starting Bid'.

A Legal Pack associated with this particular property is available to view upon request and contains details relevant to the legal documentation enabling all interested parties to make an informed decision prior to bidding. The Legal Pack will also outline the buyers' obligations and sellers' commitments. It is strongly advised that you seek the counsel of a solicitor prior to proceeding with any property and/or Land Title purchase.

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 6,000 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.

Both the Marketing Agent and The Auctioneer may believe necessary or beneficial to the customer to pass their details to third party service suppliers, from which a referral fee may be obtained. There is no requirement or indeed obligation to use these recommended suppliers or services.

Council Tax Band: B (Stratford-upon-avon)

Tenure: Freehold

Council Tax Band: B

Tenure: Freehold

Price: Starting Bid £180,000

Property Type: Semi-detached house

Parking: Driveway & Garage

Construction materials: Brick and block

Roofing type: Clay tiles

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: Yes

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: Cable

Mobile signal coverage: Good

Entrance Lobby

Front facing door, double radiator, stairs to first floor, door to lounge.

Kitchen/lounge

5.73m x 2.58m (18'9" x 8'5")

Range of wall and base units, worksurface, electric hob, oven and extractor hood, one and half sink and drainer with mixer tap, plumbing for a washing machine, double glazed rear and front facing windows, rear door to garden, laminate effect floor, double radiator.

Landing

Doors leading to bedrooms 2, 3, bathroom, airing cupboard and storage cupboard. (bedroom 1 is accessed through bedroom 3)

Bedroom 1

3.80m x 3.70m (12'5" x 12'1")

Double glazed front facing window, double radiator.

Bedroom 2

3.80m x 2.83m (12'5" x 9'3")

Double glazed front facing window, double radiator.

Bedroom 3

2.87m x 2.02m (9'4" x 6'7")

Double glazed rear facing window, double radiator.

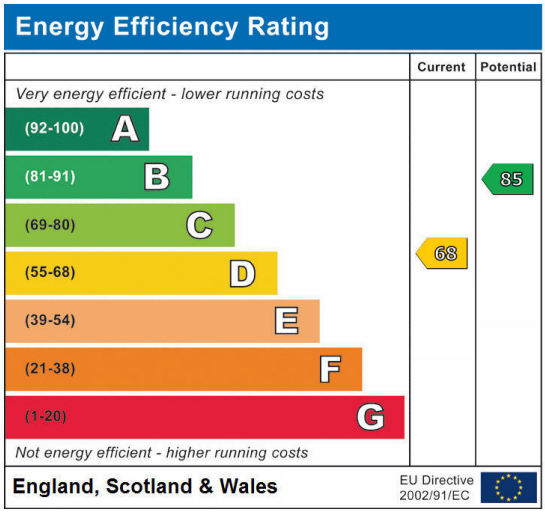
Bathroom

P-shaped panel enclosed bath with shower over, Low-level flush wc and wash hand basin fitted with mixer tap, both neatly incorporated into a fitted vanity unit with concealed pipework, towel radiator, double glazed rear facing window.

Garden

Paved patio area, garden to rear enclosed with fence panels.





Joseph Way, Stratford-upon-Avon, Warwickshire, CV37 0TL

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

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