



## 2 bed terraced house to buy in

Ryden Avenue, Leyland, Lancashire, PR25 4ZL

**£100,000** Starting Bid

 x2  x1  x1

Tenure

**Freehold**

On Street parking

## Property features

- ✓ Being Sold via Secure Sale online bidding. Terms and Conditions
- ✓ Two Bedrooms
- ✓ No Chain
- ✓ Driveway Parking
- ✓ 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

0191 7371 168  
northwest@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

## Description

A TWO BEDROOM MID TERRACE HOUSE IN A POPULAR LOCATION WITH DRIVEWAY AND GARDEN

HALLWAY

LOUNGE

DINING KITCHEN

TWO BEDROOMS

BATHROOM

GAS CENTRAL HEATING

DRIVEWAY PARKING

LOW MAINTENANCE REAR GARDEN

CLOSE TO SCHOOLS

\*\*\*VIEWING RECOMMENDED\*\*\*

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £100,000

Property Type: Terraced House

Parking: On Street

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

Listed property: No

Conservation area: No

Public rights of way: No

Restrictions: No

Heating: Gas

Electric: National Grid

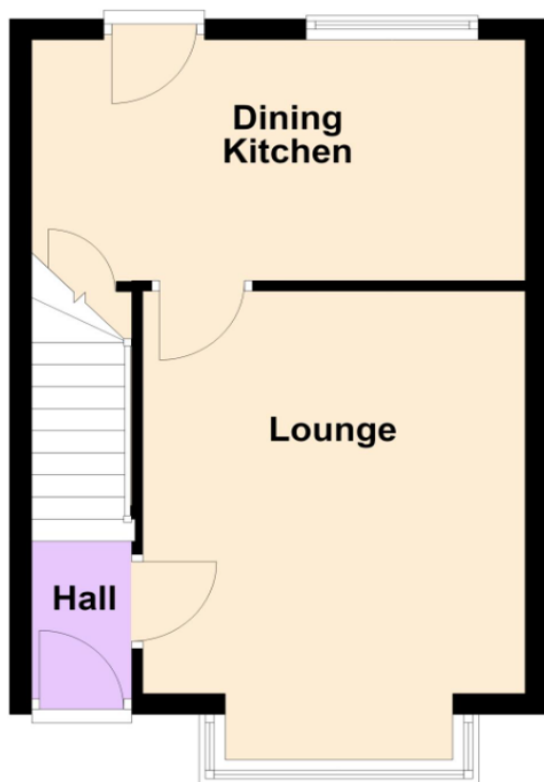
Water: Direct mains water

Water meter: No

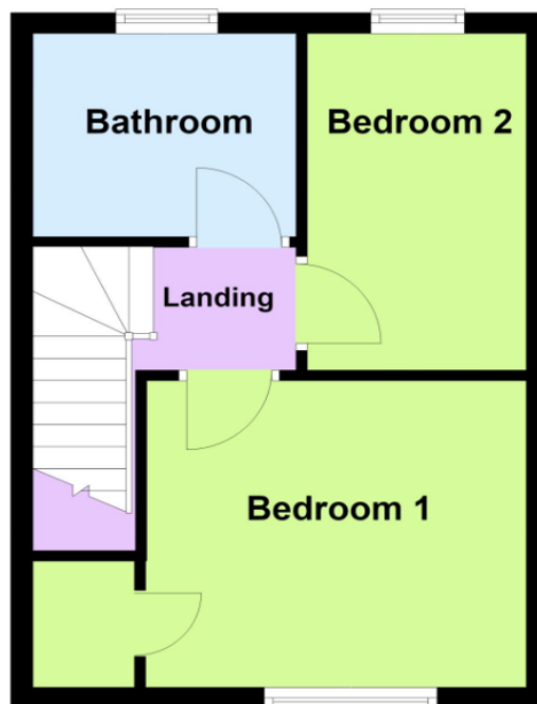
Sewerage: Standard UK domestic

Air conditioning: No

## Ground Floor



## First Floor



| Energy Efficiency Rating                           |         |                         |
|----------------------------------------------------|---------|-------------------------|
|                                                    | Current | Potential               |
| <i>Very energy efficient - lower running costs</i> |         |                         |
| (92-100) <b>A</b>                                  |         |                         |
| (81-91) <b>B</b>                                   |         | 88                      |
| (69-80) <b>C</b>                                   | 74      |                         |
| (55-68) <b>D</b>                                   |         |                         |
| (39-54) <b>E</b>                                   |         |                         |
| (21-38) <b>F</b>                                   |         |                         |
| (1-20) <b>G</b>                                    |         |                         |
| <i>Not energy efficient - higher running costs</i> |         |                         |
| <b>England, Scotland &amp; Wales</b>               |         | EU Directive 2002/91/EC |

Ryden Avenue, Leyland, Lancashire, PR25 4ZL

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

**Keith Pattinson Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0191 7371 168,  
northwest@pattinson.co.uk, www.pattinson.co.uk**

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