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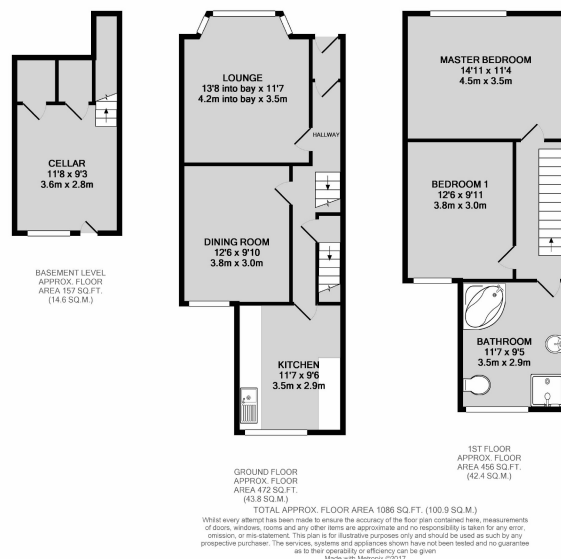
LOT 7 - 2 Foxcote Road, Ashton, Bristol, BS3 2BZ

For auction Guide Price £275,000 +

SOLD PRIOR. Attractive three storey end of terrace house in need of modernisation, situated in a fantastic location within close proximity to the shops, bars and restaurants on North Street. The property would be ideal for developers, investors and owner occupiers seeking a renovation project.



LOT 7 - 2 Foxcote Road, Ashton, Bristol, BS3 2BZ



FOR SALE BY AUCTION

This property is due to be auctioned on the 28th November 2017 at The Grace Room, The Bristol Pavilion, County Ground, Nevil Road, Bishopston, Bristol at 7pm.

VIEWING

Tuesdays & Thursdays 3.00pm - 3.30pm

SUMMARY

THREE STOREY END TERRACED HOUSE FOR REFURBISHMENT

DESCRIPTION

End of terrace 2 bedroom house with upstairs bathroom and unconverted cellar requiring modernisation.

LOCATION

The property is situated on the popular Foxcote Road in Ashton at the junction with Luckwell Road. The shops, bars and restaurants on North Street are within walking distance and Luckwell Primary School is located approximately 0.1 mile away.

ACCOMMODATION

Please refer to floorplan for room measurements and internal layout.

GROUND FLOOR

Comprising a lounge with bay window, dining room and kitchen.

FIRST FLOOR

Comprising 2 double bedrooms and a family bathroom.

CELLAR

The property benefits from an unconverted cellar offering scope to provide additional living space or a kitchen leading onto the garden.

OUTSIDE

The property benefits from an enclosed courtyard garden laid to patio.

ENERGY PERFORMANCE CERTIFICATE

Rating: E.

SOLICITOR

Ms M Stockwell
Ocean Property Lawyers
275 North Street
Southville
Bristol BS3 1JN
Telephone: 0117 941 7015
Email: m.stockwell@oceanhome.co.uk

BUYERS PREMIUM

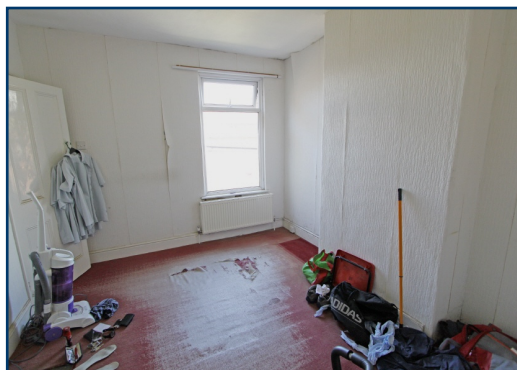
Please be advised that all purchasers are subject to a £750 plus VAT (£900 inc VAT) buyers premium payable upon exchange of contracts.

*GUIDE PRICE

Guide Prices are provided as an indication of each seller's minimum expectation. They are not necessarily figures which a property will sell for and may change at any time prior to the auction. Each property will be offered subject to Reserve Price (a figure below which the Auctioneer cannot sell the property during the auction) which we expect will be set within the Guide Range or no more than 10% above a single figure Guide.

RESERVE PRICE

The seller's minimum acceptable price at auction and the figure below which the auctioneer cannot sell. The reserve price is not disclosed and remains confidential between the seller and the auctioneer. Both the guide price and the reserve price can be subject to change up to and including the day of the auction.



Auction, Commercial & Chartered Surveyors

22 Richmond Hill, Clifton
Bristol, BS8 1BA

Estate Agents & lettings

60 Northumbria Drive, Henleaze
Bristol, BS9 4HW

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It should not be assumed that this property has all the necessary Planning, Building Regulation or other consents. Any services, appliances and heating system(s) listed have not been checked or tested. Please note that in some instances the photographs may have been taken using a wide angle lens.

Any site and floor plans provided are for indicative purposes only and should not be relied upon.

