



- Two bedrooms
- Vacant
- Terrace house
- Freehold
- In need of modernisation
- Council tax band A
- 795 SQFT
- Rear yard
- 2 miles to Blythe Bridge railway station
- Auction Friday 17 November 2023



Auction Guide £40,000



Lot 81, 8 Kingsley Street, Stoke-On-Trent, ST3 6DG

FOR SALE BY AUCTION: To be sold by public auction on the owner's instruction. A two-bedroom freehold terrace house in Stoke-on-Trent. Vacant, ideal for investors, and in need of modernisation. To be sold via online bidding on Friday, 17 November 2023.

Auctioneer's comments: "This Lot offers an opportunity to buy a large vacant two-bedroom terrace house with freehold tenure."

18684865

Auction date

The property is to be sold by public auction on Friday 17 November 2023 via a 2-hour online bidding window.

To view

The property can be viewed by booking onto one of the advertised managed block viewings. Once you have registered to bid by setting up your online bidding account, you will be emailed a Calendly link to do this. Each block viewing is strictly 30 minutes, and no ad hoc viewings will be available. In most cases, a video tour will be available.

Description

Two bedrooms, freehold, vacant, 795 SQFT

Outside

Rear yard

Location

Kingsley Street, Stoke-on-Trent, Staffordshire

Accommodation

Ground floor: dining room, living room, kitchen, bathroom

First floor: two bedrooms

EPC rating

D

Tenure

Freehold with vacant possession

Local authority and council tax band

Stoke-on-Trent City Council

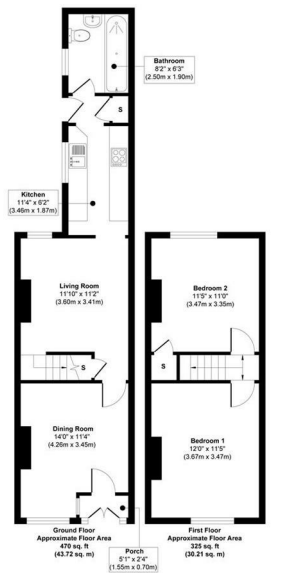
Council tax band: A

Pre-auction bids

To make a pre-auction bid, you must be an approved bidder. Once you have set up your online bidding account, verified your ID and paid the security deposit, you can email the amount you would like to bid. The common auction conditions and special conditions apply to all pre-auction bids, and no conditions will be acceptable. Should your pre-auction bid be accepted, you will need to immediately pay the balance of the 10% deposit (min. £5,000) and all auction fees listed. The Auctioneer reserves the right to refuse any bid.

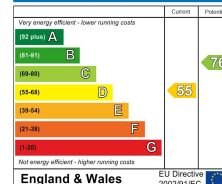
Auction fees

In addition to the 10% deposit (min. £5,000) of your winning bid, you must pay an auction buying commission of 3% plus VAT (min. fee of £3,500 plus VAT) of the purchase price and auction buying fee of £1,900 plus VAT. Please be aware that additional fees may be payable on completion, including disbursements in the legal pack. Check the legal pack for each lot you are interested in before bidding.



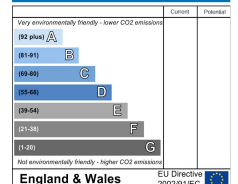
Approx. Gross Internal Floor Area 795 sq. ft. / 73.93 sq. m
Whilst every effort has been made to ensure the accuracy of the floor area measurements, Higgins Drysdale, its agents, vendors, buyers and any other third parties are not responsible for any error, omission, or misstatement. This measurement should only be used as a guide for valuation, inspection and/or building purposes. This area is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

Energy Efficiency Rating



England & Wales EU Directive 2002/91/EC

Environmental Impact (CO₂) Rating



England & Wales EU Directive 2002/91/EC

