

## Garage, 16 Royal York Crescent, Clifton Village, Bristol, BS8 4JY

Auction Guide Price +++ £30,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 19TH JUNE 2024
- VIDEO TOUR NOW ONLINE
- VIEWINGS - REFER TO DETAILS
- DOWNLOAD FREE LEGAL PACK
- JUNE LIVE ONLINE AUCTION
- LEASEHOLD VAULTED SINGLE GARAGE
- VACANT | UP & OVER DOOR
- ROYAL YORK CRESCENT
- EXTENDED 6 WEEK COMPLETION

Hollis Morgan – JUNE LIVE ONLINE AUCTION - A Leasehold VAULTED SINGLE GARAGE with up and over door on ROYAL YORK CRESCENT.

# Garage, 16 Royal York Crescent, Clifton Village, Bristol, BS8 4JY

## Accommodation

### FOR SALE BY LIVE ONLINE AUCTION

ADDRESS | Garage @ 16 Royal York Crescent, Clifton, Bristol BS8 4JY

Lot Number 26

The Live Online Auction is on Wednesday 19th June 2024 @ 17:30  
Registration Deadline is on Monday 17th June 2024 @ 16:00

The Auction will be streamed LIVE ONLINE via the Hollis Morgan website & you can chose to bid by telephone, proxy or via your computer.  
Registration is a simple online process – please visit the Hollis Morgan auction website and click “REGISTER TO BID”

### THE GARAGE

A single garage ( 18'1" by 6'9" ) with up and over door located on one of Clifton's most desirable terraces - Royal York Crescent.

Tenure - Leasehold (999 years)

Council Tax - n/a

EPC - n/a

Utilities, Rights & Restrictions - Please refer to the Legal Pack

Flood Risk - Please refer to the Legal Pack

### THE OPPORTUNITY

GARAGE FOR OWNER OCCUPIER | INVESTMENT

The garage is located in an area where pressure on both parking and storage are at an absolute premium.

We understand the garage would let in the region of £150 - £175 pcm subject to consents.

### ELECTRIC UP & OVER DOOR

We understand the garage is connected to the electricity supply from 16 Royal York Crescent but it is currently turned off and subject to negotiations with the Management company you may be able to reinstate this connection to operate the electric up and over door.  
Subject to consents.

### LOCATION

Clifton and the surrounding areas, with its Victorian and Georgian architecture, are amongst the most sought after locations in the City. The area offers charm alongside excellent amenities with independent shops, boutiques, cafes, bars and restaurants to be found on both Whiteladies Road and Clifton Village including Clifton Down shopping Centre. The Downs offers four hundred acres of green public space whilst Brunel's Clifton Suspension Bridge provides a gateway to the Ashton Court Estate with its woodlands, mountain bike trails and walks whilst there is excellent access to the exciting Harbourside district, the City Centre and Temple Meads.

### SOLICITORS & COMPLETION

Lucy Andoniou

AMD Solicitors

t: 0117 962 1205

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<https://amdsolicitors.com/>

### EXTENDED COMPLETION

Completion is set for 6 weeks or earlier subject to mutual consent.

### IMPORTANT AUCTION INFORMATION



9 Waterloo Street

Clifton

Bristol

BS8 4BT

Tel: 0117 973 6565

Email: [post@hollismorgan.co.uk](mailto:post@hollismorgan.co.uk)

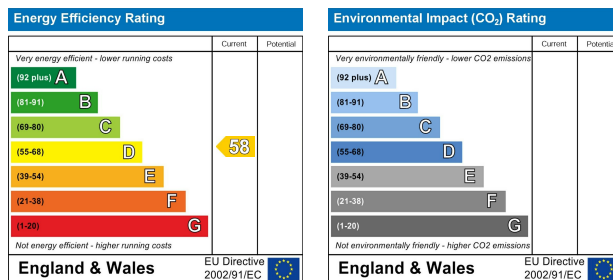
[www.hollismorgan.co.uk](http://www.hollismorgan.co.uk)

Hollis Morgan Property Limited, registered in England, registered 7275716.

Registered address, 5 Upper Belgrave Road, Clifton, Bristol BS8 2XQ

## Floor plan

## EPC Chart



## Auction Property Details Disclaimer

Hollis Morgan endeavour to make our sales details clear, accurate and reliable in line with the Consumer Protection from Unfair Trading Regulations 2008 but they should not be relied on as statements or representations of fact.

Please refer to our website for further details.