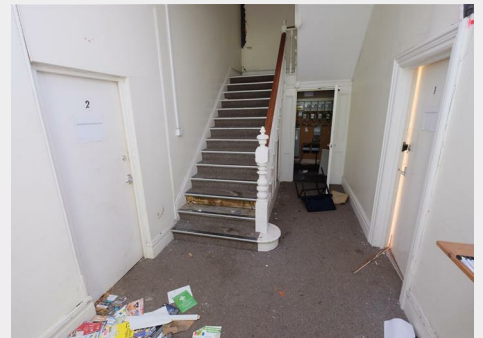


## 77 - 79 Woodland Road, Redland, Bristol, BS8 1UL

Sold @ Auction £1,680,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 16th OCTOBER 2024
- VIDEO TOUR NOW ONLINE
- VIEWINGS - REFER TO DETAILS
- LEGAL PACK COMPLETE
- SOLD @ OCTOBER ONLINE AUCTION
- DETACHED FREEHOLD PROPERTY
- 10 SELF CONTAINED FLATS
- REQUIRES UPDATING | VACANT | GDV £2.71m
- EXTENDED 8 WEEK COMPLETION

Hollis Morgan – OCTOBER LIVE ONLINE AUCTION – A Freehold DETACHED BLOCK OF 10 FLATS ( 6044 Sq Ft ) in need of UPDATING with VACANT possession | GDV £2.71m

# 77 - 79 Woodland Road, Redland, Bristol, BS8 1UL

## Accommodation

### FOR SALE BY LIVE ONLINE AUCTION

\*\*\* SOLD @ OCTOBER ONLINE AUCTION \*\*\*

GUIDE PRICE £975,000 +++  
SOLD @ £1,680,000

ADDRESS | 77 & 79 Woodland Road, Redland, Bristol BS8 1UL

Lot Number 15

The Live Online Auction is on Wednesday 16th October 2024 @ 17:30  
Registration Deadline is on Monday 14th October 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”

### PRE AUCTION OFFERS

On this occasion the vendors will NOT be considering pre auction offers.

### THE PROPERTY

A Freehold pair of imposing semi detached period properties occupying an elevated position and ultimately forming a detached block of 10 self contained flats with 6044 Sq Ft of accommodation over three floors. Sold with vacant possession

Tenure - Freehold

Council Tax - B

EPC - TBC

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

Flood Risk - Please refer to the Legal Pack

### SCHEDULE OF ACCOMMODATION

77 Woodland Road

- Flat 1 – Ground Floor | 1 Bed | 384 Sq Ft
- Flat 2- Ground Floor | 1 Bed | 592 Sq Ft
- Flat 3 – First Floor | 1 Bed | 426 Sq Ft
- Flat 4 – First Floor | 1 Bed | 436 Sq Ft
- Flat 5 – Second Floor | 2 Bed | 854 Sq Ft

79 Woodland Road

- Flat 1 – Ground Floor | 1 Bed | 384 Sq Ft
- Flat 2 – Ground Floor | 1 Bed | 592 Sq Ft
- Flat 3 – First Floor | 1 Bed | 426 Sq Ft
- Flat 4 – First Floor | 1 Bed | 436 Sq Ft
- Flat 5 – Second Floor | 3 Bed | 854 Sq Ft

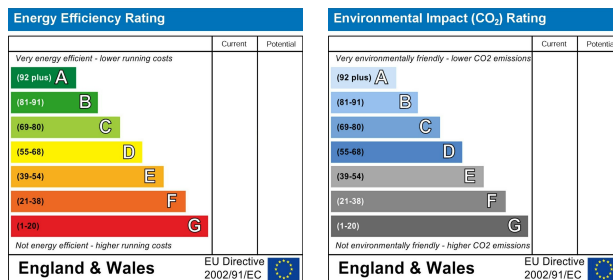
## Floor plan

Approx. Gross Internal Area  
6044.36 Sq.Ft - 561.54 Sq.M



For illustrative purposes only. Not to scale.  
Whilst every attempt has been made to ensure accuracy of the floor plan all measurements are approximate and no responsibility is taken for any error, omission or measurement.

## EPC Chart



9 Waterloo Street  
Clifton  
Bristol  
BS8 4BT

Tel: 0117 973 6565

Email: post@hollismorgan.co.uk

www.hollismorgan.co.uk

Hollis Morgan Property Limited, registered in England, registered 7275716.  
Registered address, 5 Upper Belgrave Road, Clifton, Bristol BS8 2XQ

## 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.