



📍 2 Icknield House River Way, Andover, SP10 5HB

📄 Auction Guide £55,000

- For Sale by Online Auction
- Thursday 12th February 2026
- Lot 03
- Guide Price £55,000+

🏡 Freehold

🏠 EPC Rating C



LOT 03
FOR SALE BY ONLINE AUCTION
THURSDAY 12th FEBRUARY 2026
GUIDE PRICE £55,000+

1 Bedroom purpose built ground floor apartment in need of updating in the popular town of Andover with its mainline railway station and easy access to the A303.

The accommodation comprises; entrance hall with 2 storage cupboards, living/dining with door to private garden, kitchen, bedroom and shower room. The property has double glazing and gas central heating.

Externally there is a private garden laid mainly to lawn. On street parking available nearby on a 'first come first served' basis.

Leasehold - A new 125 year lease with peppercorn ground rent will be created.

what3words///chestnuts.laughs.snuck

For further information please go to our auction site.

Situation

Andover offers a range of shopping, educational and recreational facilities, including a college of further education, a cinema, a theatre and a leisure centre, as well as numerous nearby notable tourist attractions. The mainline railway station is less than half a mile from the property and runs a direct route to London's Waterloo in just over an hour, whilst the nearby A303 offers good road access to both London and the West Country.

Viewings

To arrange a viewing, contact: Auction Office.

There will be numerous pre-arranged open house viewing slots lasting for 30 minutes and you can book in by contacting the Auctioneers.

If you have any concerns with viewings, please contact the relevant Strakers office and we would be happy to discuss them with you and hopefully put you at ease.

Online Auction

In order to bid at Strakers Online Auctions, you will first need to create an account by providing your contact details. You will be asked to read and accept our Online Auction Terms and Conditions. In order to bid online, you will be required to register a credit or debit card for the bidder security deposit. Strakers are required by law to carry out an online anti-money laundering check on all persons wishing to bid. In general terms, you are strongly advised to view the property and take professional advice as to its condition and suitability.

When the auction opens at 8am the day of the auction, you will be able to place bids in line with the pre-determined bid increment levels, using the bid increase (+) and decrease (-) buttons provided. It is recommended you check your web browser will allow you to bid in good time as some browsers' security can block the ability to bid. We recommend using Google Chrome when possible.

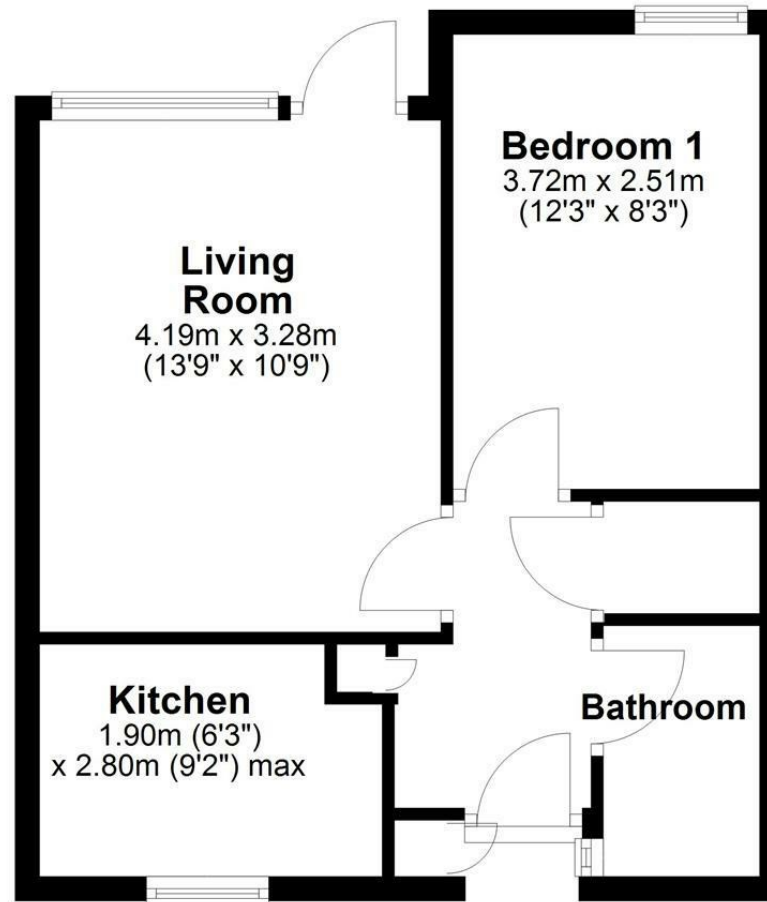
Legal Pack

You can download or pre-register for the legal packs via our website www.strakers.co.uk by using the 'Menu' at the top of the page and selecting 'Auctions', then 'Current Auction'. This will produce a lot list. Find the lot of interest and click 'View Legal Documents'. You will need to sign-up by entering your email address and creating a password the first time you use this, your log-in will stay valid for all of our future auctions. The legal pack may not be available straight away, but as long as you have registered to receive it you will be notified as soon as it is available.



Floor Plan

Approx. 37.5 sq. metres (403.4 sq. feet)



Total area: approx. 37.5 sq. metres (403.4 sq. feet)

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