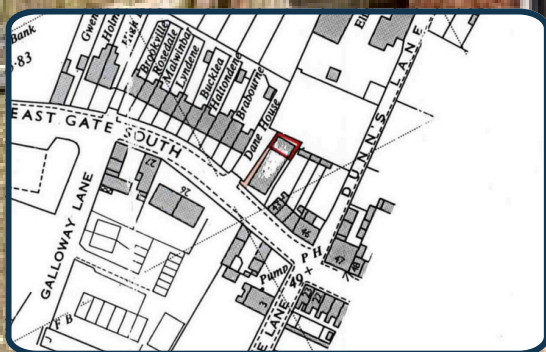


- Three bedrooms
- Detached house
- Freehold
- Approximate extent of 807 SQFT
- Gross annual yield of 9.4%
- EPC: E
- Driffield, Yorkshire, 0.4 miles to Driffield railway station
- Auction Friday 28 November 2025



Register to bid

Auction guide £80,000

Lot 127 - 43a, Eastgate South Driffield, Yorkshire, YO25 6LW

A three-bedroom, freehold detached house with an approximate extent of 807 SQFT with a gross annual yield of 9.4%. (Title number: HS159200)

FOR SALE BY AUCTION: To be sold by public auction on the owner's instructions. A three-bedroom, freehold detached house with an approximate extent of 807 SQFT with a gross annual yield of 9.4%. The property is tenanted as of 1 July 2025 with a fixed-term agreement of £625 PCM.

Auctioneer's comments: 'This property is an ideal buy-to-let investment with a healthy yield and potential.'

Auction date

The property is to be sold by public auction on Friday, 28 November 2025, 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 60 minutes, and no ad hoc viewings will be available. In most cases, a video tour will be available.

Description

Three bedrooms, detached, freehold, house, 807 SQFT, tenanted

Location

Driffield, Yorkshire, 0.4 miles to Driffield railway station

Accommodation

Ground floor: Living room/kitchen, WC

First floor: three bedrooms, bathroom

EPC rating

E

**Tenure**

Freehold

Title number: HS159200

Tenancy

Assured shorthold tenancy

£625.00 PCM

12 months from 1 July 2025

Local authority and council tax band

East Riding of Yorkshire Council

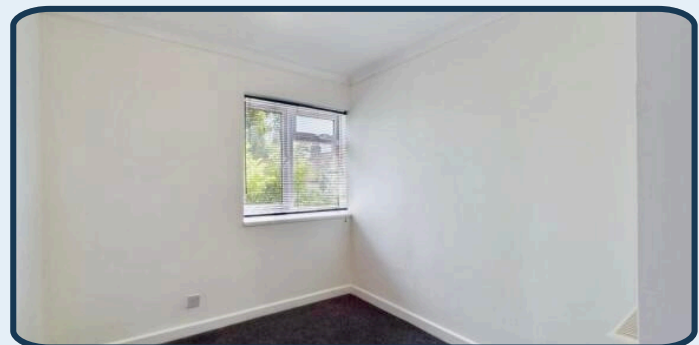
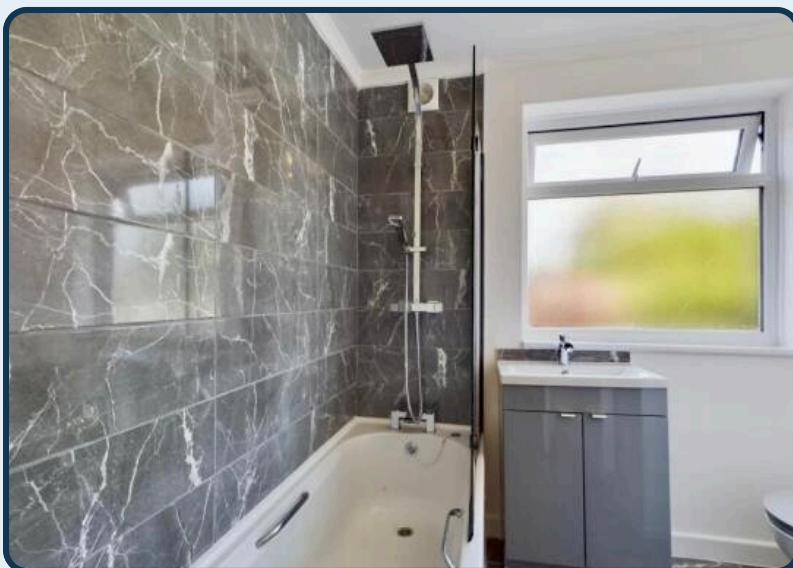
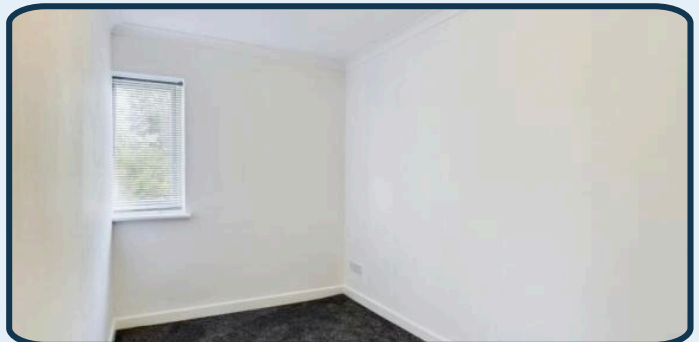
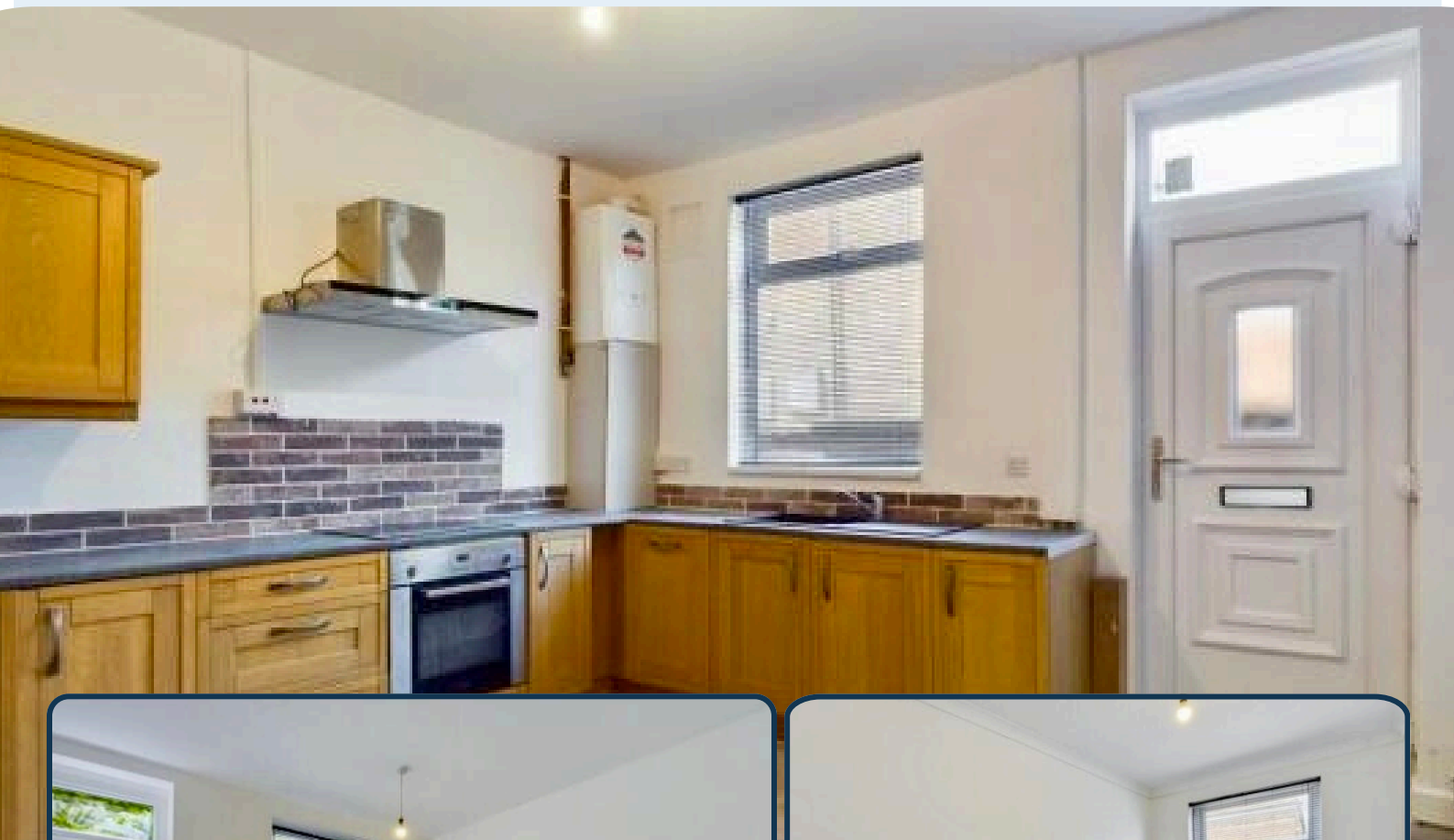
Council tax band: A

Pre-auction bids

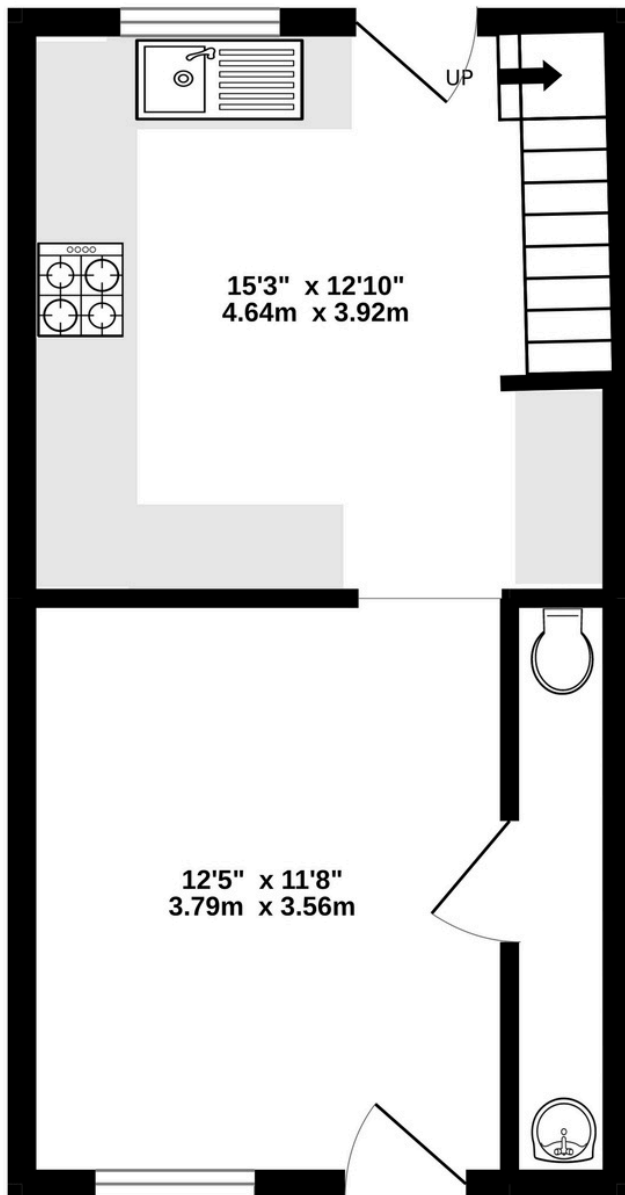
To make a pre-auction bid, you must be an approved bidder. Once you have set up your online bidding account, verified your ID and paid the security deposit, you can email the amount you would like to bid. The common auction conditions and special conditions apply to all pre-auction bids, and no conditions 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 2.5% plus VAT (min. fee of £2,100.00 plus VAT) of the purchase price and auction buying fee of £1,900.00 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.



GROUND FLOOR



1ST FLOOR

