



15 Park Avenue, Lincoln, LN6 0BY **Guide Price £140,000 (£900 + VAT Buyers Fee)**

Description

A two bedroom detached bungalow situated in a generous plot of around 0.10 of an acre. The property is in need of full renovation, but is situated in a popular area of Lincoln with good local amenities.

Directions

From the Skellingthorpe A46 roundabout follow the B1378 until you reach a right hand turn onto Ashby Avenue. Then turn right onto Park Avenue and the property is on the left.

<http://what3words.com/decently.resolbed.shudders>

Accommodation

Entrance Hall

Entrance door to side, loft access.

Living Room

Bay window to front, window to side.

Bedroom One

Window to front.

Bedroom Two

Window to rear.

Kitchen

Entrance door leading to rear garden, windows to side and rear, stainless steel sink, base and eye level storage units, space for appliances.

Bathroom

Window to side, WC, pedestal wash basin, bath.

Outside

To the front is a driveway and lawn, whilst to the rear is a good-sized lawned garden.

Tenure & Possession

Freehold with vacant possession upon completion.

Viewing

Strictly by appointment with the Auctioneers. Tel: 01522 504360

Completion Date

10% deposit and up to 4 weeks for completion.

Auction Bidder Identity Check

Prior to bidding on any auction lots we are required to verify the identity of the bidder to comply with The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulation 2017. We also need to complete the remote bidding registration process as this will be a live stream event only. Please contact us on 01522 504360 or cpa@brown-co.com

Solicitors

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Agent

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The attached plans are not to scale, are for identification purposes only and do not form part of any contract.