



25 Norwood Road

Dunscroft, Doncaster, DN7 4AB

Auction Guide £65,000

FOR SALE BY THE MODERN DAY METHOD OF AUCTION In brief the property comprises of; entrance hall with stairs to the first floor and access to the lounge and kitchen. The kitchen has a fitted oven and gas hob and provides access to the rear garden. The living room has a gas fire and a bay window to the front of the property. Upstairs to the first floor are three bedrooms and family bathroom which has a W/C, wash hand basin and a panelled bath. Outside to the rear is a good sized garden which is mainly lawned whilst to the front is off road parking.

Auctioneer Comments: This property is for sale by Modern Method of Auction allowing the buyer and seller to complete within a 56 Day Reservation Period. Interested parties' personal data will be shared with the Auctioneer (iamsold Ltd). If considering a mortgage, inspect and consider the property carefully with your lender before bidding. A Buyer Information Pack is provided. The buyer is responsible for the Pack fee. For the most recent information on the Buyer Information Pack fee, please contact the iamsold team. The buyer signs a Reservation Agreement and makes payment of a Non- Refundable Reservation Fee of 4.2% of the purchase price including VAT, subject to a minimum of £6,600 inc. VAT. This Fee is paid to reserve the property to the buyer during the Reservation Period and is paid in addition to the purchase price. The Fee is considered within calculations for stamp duty. Services may be recommended by the Agent/Auctioneer in which they will receive payment from the service provider if the service is taken. Payment varies but will be no more than £960 inc.VAT. These services are optional.

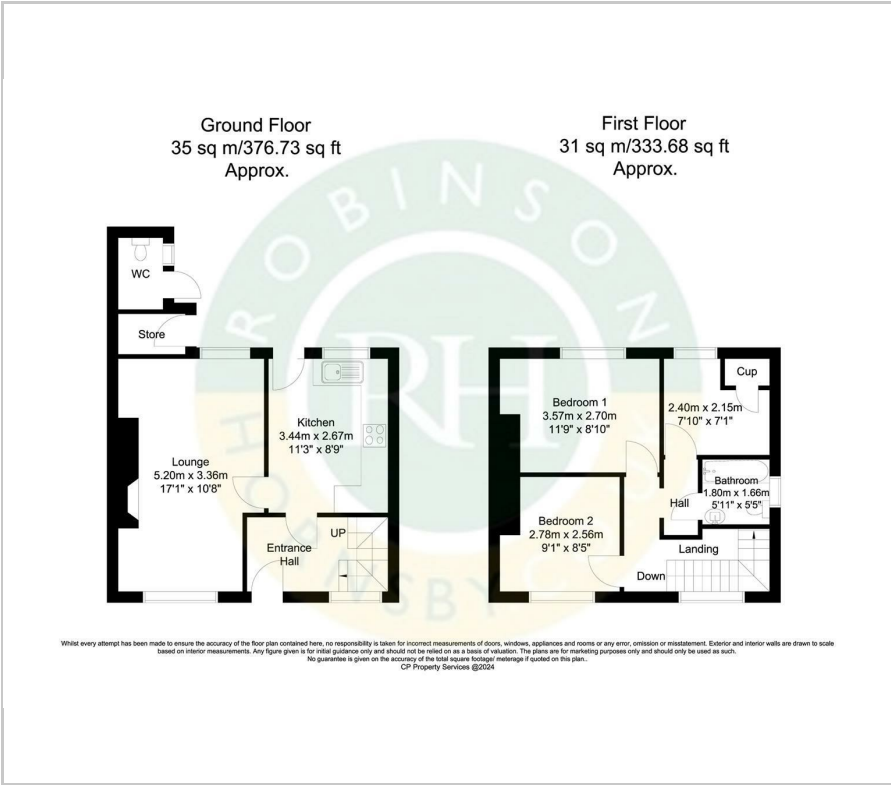
- Three bedroom semi detached house
- Off road parking
- Living room with dual aspect and feature fireplace
- Modern kitchen with oven, hob and fridge freezer
- Enclosed rear garden
- For Sale by Modern Auction – T & C's apply
- Subject to Reserve Price
- Buyers fees apply
- The Modern Method of Auction
- Close to amenities and motorway connections

Viewing

Please contact our Office on 01302 751616 if you wish to arrange a viewing appointment for this property or require further information.



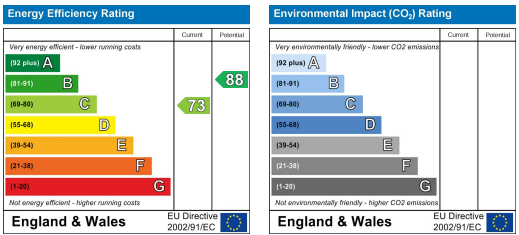
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.