



47 Underwood Lane

CW1 3JX

Auction Guide £95,000



3



1



2



E



STEPHENSON BROWNE



47 Underwood Lane

- Chain Free
- Three Spacious Bedrooms
- Short Drive To Bentley Motors & Leighton Hospital
- Council Tax Band: A
- Convenient Location
- For Sale Via Modern Method Auction
- Two Reception Rooms
- Sure To Suit A Wide Variety Of Buyers
- Call Us Today To Secure Your Viewing
- Should Suit A Wide Variety Of Buyers

For sale by Modern Method of Auction: Starting Bid Price £95,000 plus reservation fee.

We are sure that this property will certainly receive interest and should suit a wide variety of needs, it does need some improvements but this will allow you to incorporate your own individual style and impression and will ideally suit investors or anyone wishing to enhance a property. This spacious mid terraced home is conveniently placed for access to local shops for day to day needs whilst the town centre is a short distance away offering a range of shopping and leisure facilities. The property has double glazing comprises of an entrance porch is ornate tiles, a welcoming entrance hall with stairs off, two good size reception rooms and the kitchen has a range of fitted units and and again is a great size. On the first floor there are three bedrooms and a wet room. There is an enclosed yard to the rear with gate leading to a further area and also to the park beyond.



Entrance Porch

Entrance Hall

Lounge 13'3" x 10'1" (4.05m x 3.09m)

Dining/Sitting Room 15'6" x 13'10" (4.73m x 4.22m)

Kitchen 16'6" x 8'5" (5.03m x 2.58m)

Stairs to First Floor

Bedroom One 13'10" x 11'5" (4.24m x 3.5m)

Bedroom Two 13'1" x 10'5" (4m x 3.2m)

Bedroom Three 10'2" x 8'6" (3.1m x 2.6m)

Externally

Low maintenance rear yard space with new wooden gates leading into communal alleyway.

Council Tax
Band A.





Tenure

We understand from the vendor that the property is freehold. We would however recommend that your solicitor check the tenure prior to exchange of contracts.

Need to Sell?

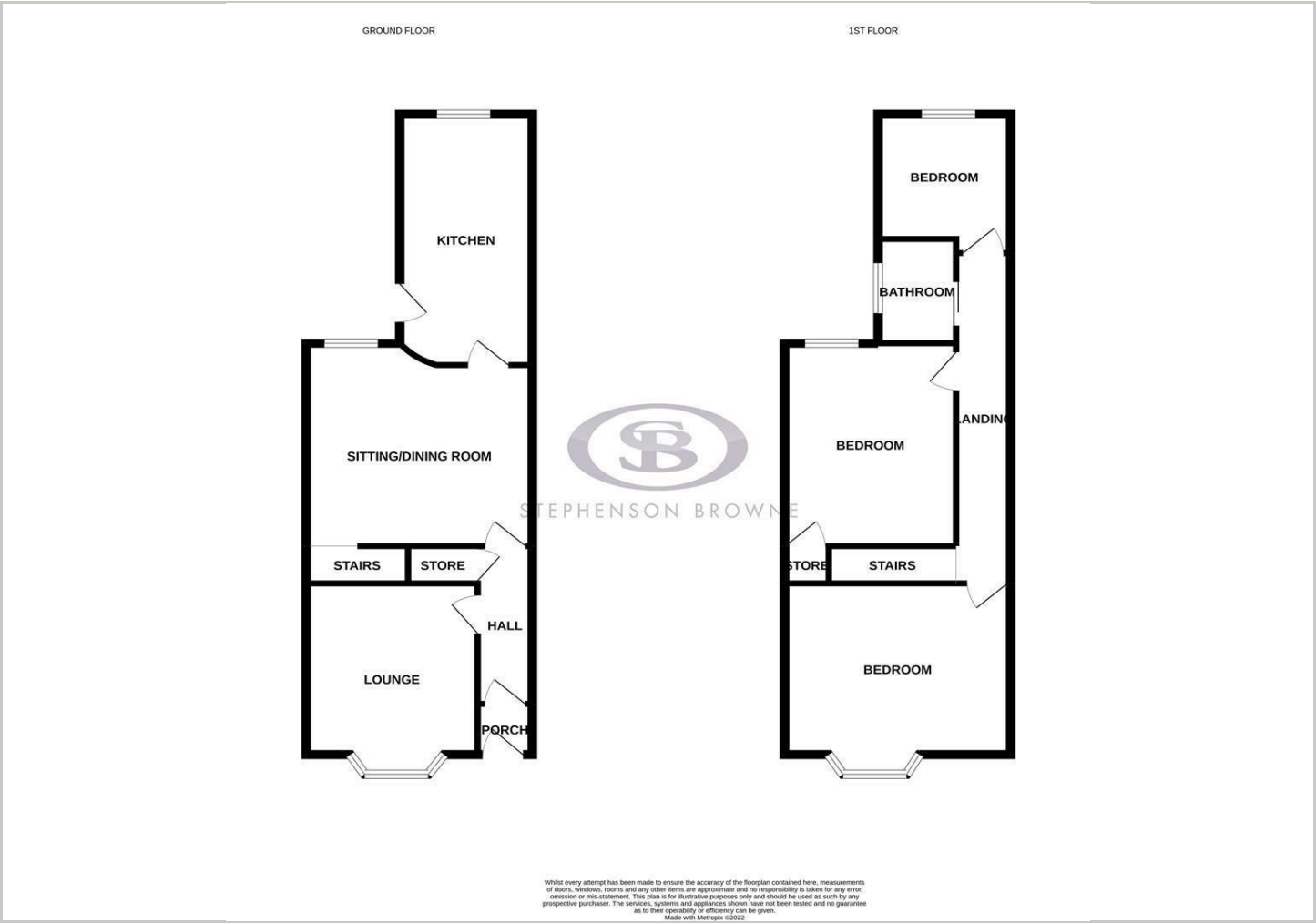
For a FREE valuation please call or e-mail and we will be happy to assist.

Directions

Proceed along West Street towards the Queens Park and turn left before the bridge into Underwood Lane. The property is located on the right clearly identified by our 'For Sale' sign.



Floor Plans

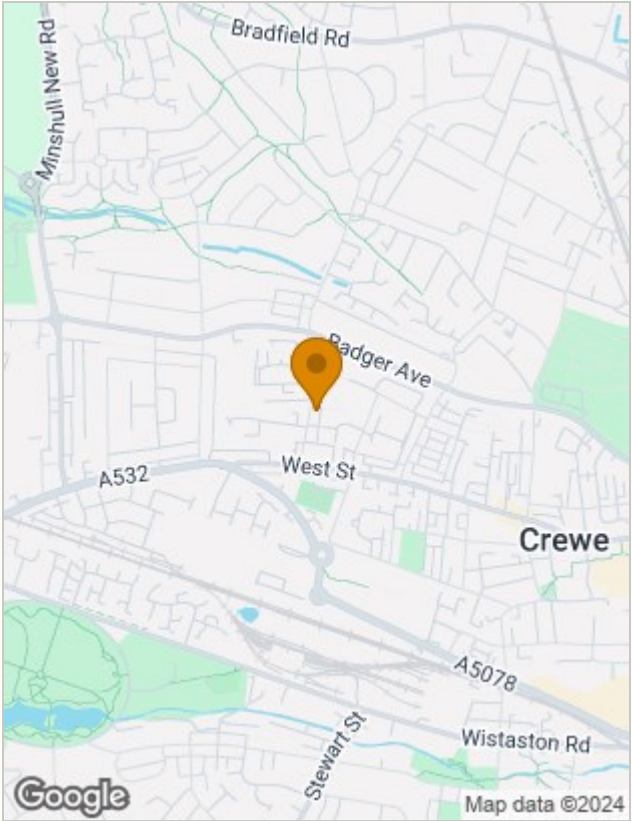


Viewing

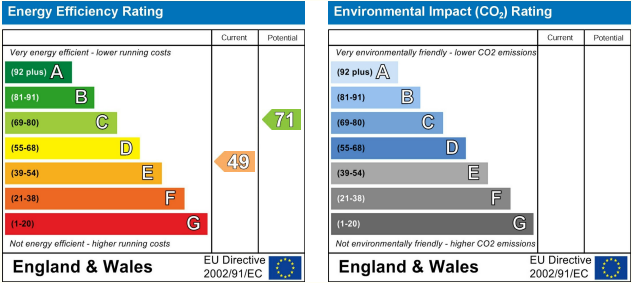
Please contact our Crewe Sales Office on 01270 252545 if you wish to arrange a viewing appointment for this property or require further information.

NOTICE: Stephenson Browne for themselves and for the vendors or lessors of this property whose agents they are give notice that: (1) the particulars are set out as a general guideline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each theme; (3) no person in the employment of Stephenson Browne has any authority to make representation or warranty whatever in relation to this property. (4) fixtures & fittings are subject to a formal list supplied by the vendors solicitors. **Referring to:** Move with Us Ltd **Average Fee:** £123.64

Location Map



Energy Performance Graph



234 Nantwich Road, Crewe, Cheshire, CW2 6BP

T: 01270 252545 E: crewe@stephensombrowne.co.uk | www.stephensombrowne.co.uk