

HUNTERS®

HERE TO GET *you* THERE



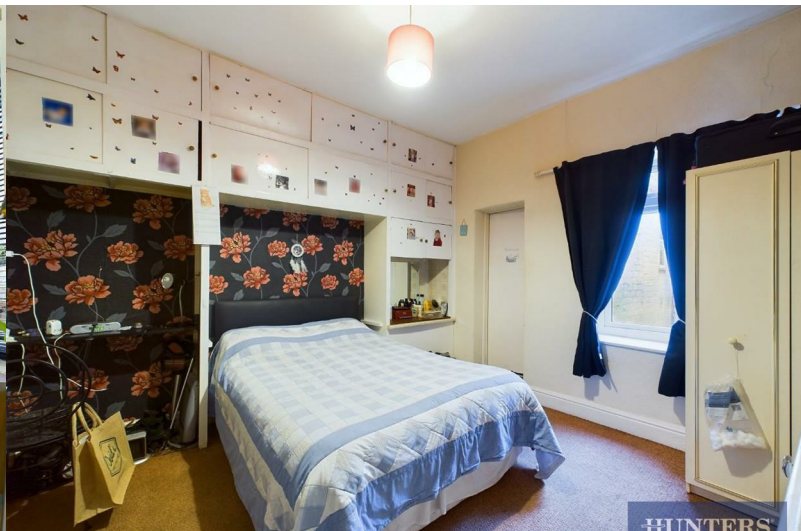
Lansdowne Crescent

Bridlington, YO15 2QR

By Auction £95,000



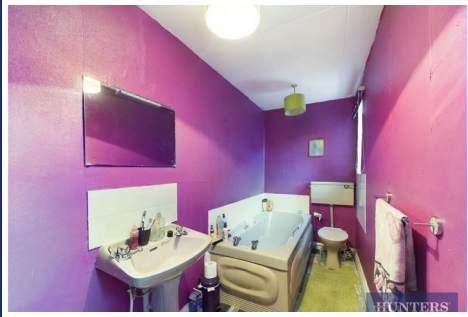
Council Tax: A



7 Lansdowne Crescent

Bridlington, YO15 2QR

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This property is for sale by the Modern Method of Auction, meaning the buyer and seller are to Complete within 56 days (the "Reservation Period"). Interested parties personal data will be shared with the Auctioneer (iamsold).

If considering buying with a mortgage, inspect and consider the property carefully with your lender before bidding.

The buyer signs a Reservation Agreement and makes payment of a non-refundable Reservation Fee of 4.50% of the purchase price including VAT, subject to a minimum of £6,600.00 including VAT. This is paid to reserve the property to the buyer during the Reservation Period and is paid in addition to the purchase price. This is considered within calculations for Stamp Duty Land Tax.

Services may be recommended by the Agent or Auctioneer in which they will receive payment from the service provider if the service is taken. Payment varies but will be no more than £450.00. These services are optional.

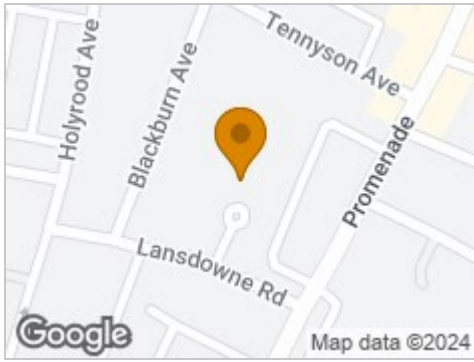
Welcome to a prime investment opportunity nestled in the heart of Bridlington. This property, divided into three flats, offers a unique chance for those seeking an investment in the town centre with two of the flats having tenants in-situ.

Conveniently located just a short distance from the town centre, a leisure centre, the seafront, and public transportation links, this property is perfect for those seeking a rental income property in a convenient location near all the amenities that Bridlington has to offer.

The building is spread across three levels and currently consists of three flats, each with its own kitchen, living area, and bathroom, all of which are currently occupied.



Road Map



Hybrid Map



Terrain Map



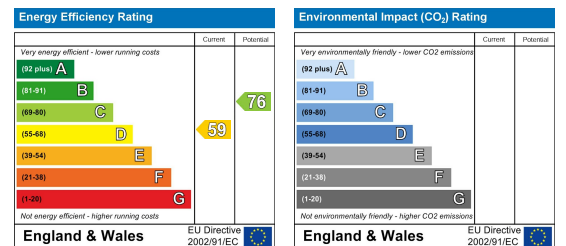
Floor Plan



Viewing

Please contact our Hunters Bridlington Office on 01262 674252 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.