



Manor Grove

Richmond, TW9

Guide Price £675,000

Being sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £675,000.

A delightful three bedroom terraced house on Manor Grove, just moments away from the vibrant Richmond area.

This house presents a fantastic opportunity for those with a creative vision, offering a blank canvas for modernization and personalization to transform it into the perfect home.

The house already benefits from a loft conversion and there is a 53-foot west-facing garden with a practical shed at the end, provides extra storage space. The house is within easy reach of the popular amenities and attractions that Richmond has to offer as well as being 0.4 miles from North Sheen Train Station.



Manor Grove

Richmond, TW9

- Renovation opportunity to create your dream home
- Three bedroom terraced house
- 53-foot west-facing garden with shed
- Great location close to Richmond
- Excellent transport links for easy commuting



****Auctioneers Additional Comments****

Pattinson Auction are working in Partnership with the marketing agent on this online auction sale and are referred to below as 'The Auctioneer'.

This auction lot is being sold either under conditional (Modern) or unconditional (Traditional) auction terms and overseen by the auctioneer in partnership with the marketing agent. The property is available to be viewed strictly by appointment only via the Marketing Agent or The Auctioneer. Bids can be made via the Marketing Agents or via The Auctioneers website. Please be aware that any enquiry, bid or viewing of the subject property will require your details being shared between both any marketing agent and The Auctioneer in order that all matters can be dealt with effectively. The property is being sold via a transparent online auction. In order to submit a bid upon any property being marketed by The Auctioneer, all bidders/buyers will be required to adhere to a verification of identity process in accordance with Anti Money Laundering procedures. Bids can be submitted at any time and from anywhere. Our verification process is in place to ensure that AML procedure are carried out in accordance with the law. A Legal Pack associated with this particular property is available to view upon request and contains details relevant to the legal documentation enabling all interested parties to make an informed decision prior to bidding. The Legal Pack will also outline the buyers' obligations and sellers' commitments. It is strongly advised that you seek the counsel of a solicitor prior to proceeding with any property and/or Land Title purchase.

Auctioneers Additional Comments

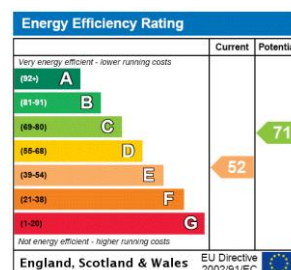
In order to secure the property and ensure commitment from the seller, upon exchange of contracts the successful bidder will be expected to pay a non-refundable deposit equivalent to 5% of the purchase price of the property. The deposit will be a contribution to the purchase price. A non-refundable reservation fee of up to 6% inc. VAT (subject to a minimum of 6,000 inc. VAT) is also required to be paid upon agreement of sale. The Reservation Fee is in addition to the agreed purchase price and consideration should be made by the purchaser in relation to any Stamp Duty Land Tax liability associated with overall purchase costs.

Both the Marketing Agent and The Auctioneer may believe necessary or beneficial to the customer to pass their details to third party service suppliers, from which a referral fee may be obtained. There is no requirement or indeed obligation to use these recommended suppliers or services.

Tenure: Freehold

Local Authority: London Borough of Richmond upon Thames

Council Tax Band: D



Chestertons Kew Sales

306 Sandycombe Road

Kew

Richmond Surrey

TW9 3NG

kew@chestertons.co.uk

020 8104 0340

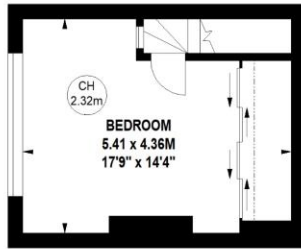
chestertons.co.uk

Manor Grove, TW9

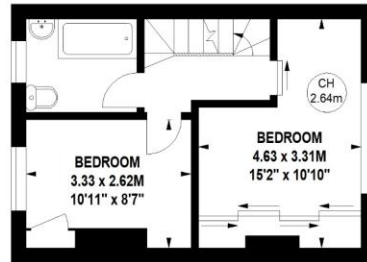
Approximate gross internal area

98.57 sq m / 1061 sq ft

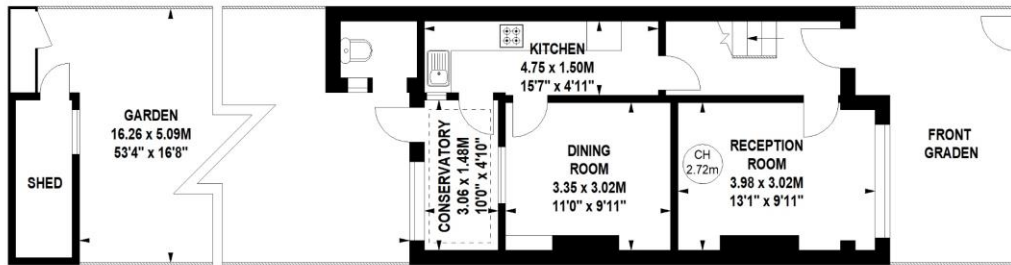
Key :
CH - Ceiling Height



Second Floor



First Floor



Ground Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact.
All measurements and areas are approximate only

