



36 Pierce Street, Oldham OL1 4JH

Start Bids £90,000



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Attention Investors - Offering an ideal opportunity to put your own stamp on a property or even do some works and add to your buy to let portfolio. The property is for sale by Modern Method of Auction with a starting bid of £90,000 plus reservation fee. Offered for sale with NO CHAIN therefore VACANT POSSESSION on completion the property is in need of a degree of modernisation, mainly kitchen, bathroom and general cosmetics. The property has recently had new flooring to both bedrooms along with new fitted wardrobes in both, new boiler and radiators approximately four years ago plus all new piping for the water system. Offering excellent potential the living space comprises entrance vestibule, lounge, dining kitchen and conservatory to the ground floor whilst to the first floor there are two bedrooms (one double and one good size single) plus a family bathroom. Outside there is a yard to the rear.



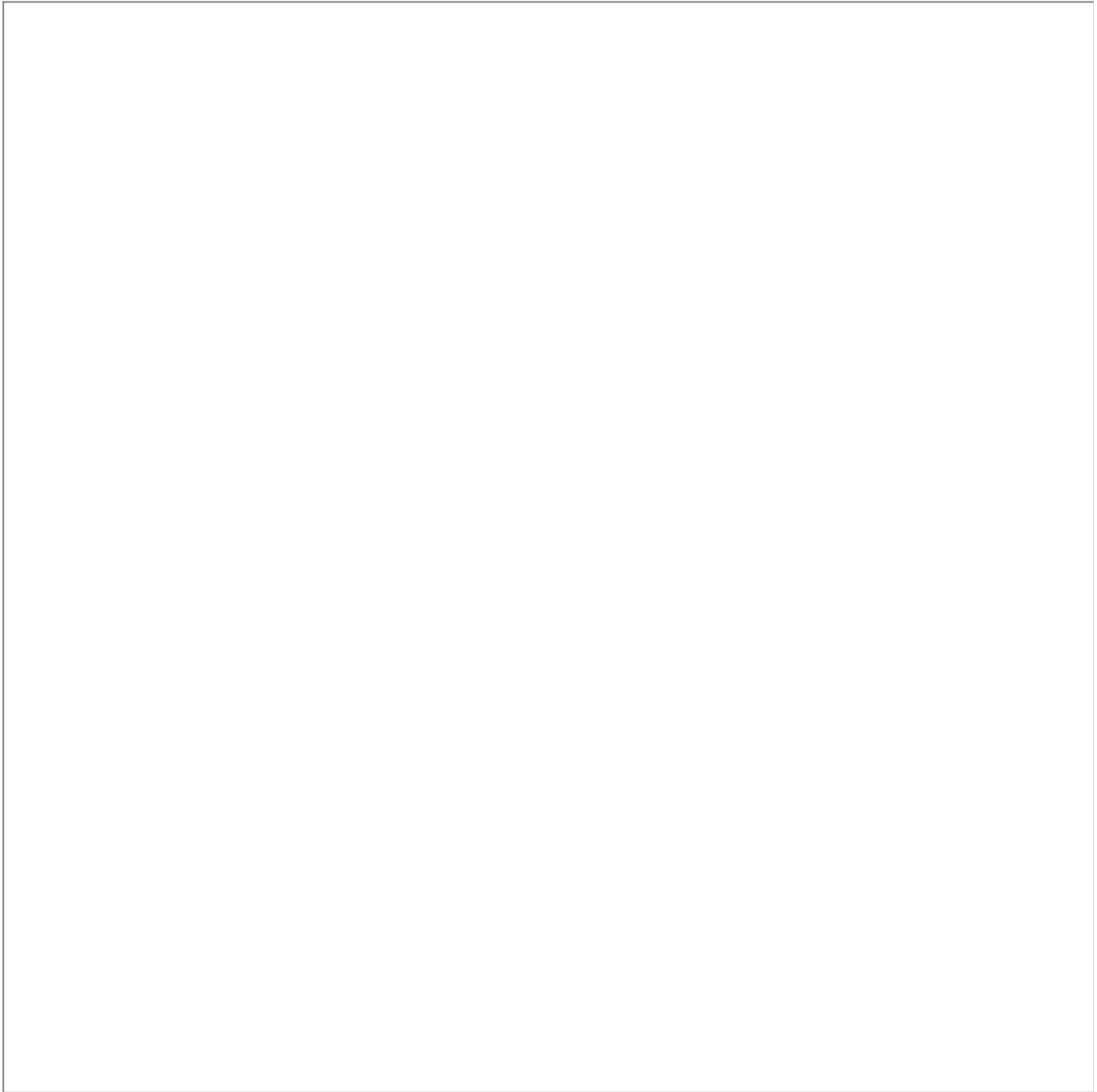


Auctioneer Comments

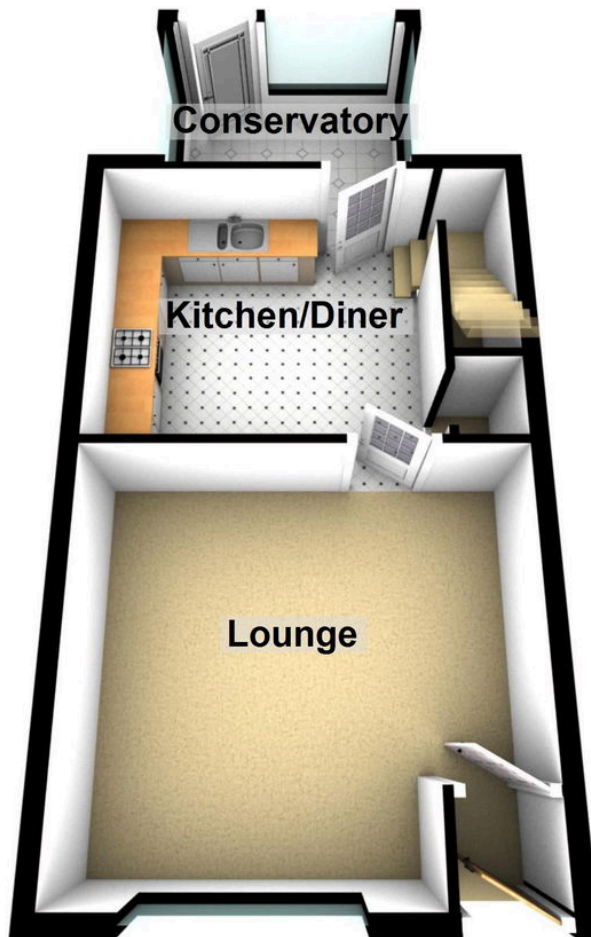
This property is for sale by Modern Method of Auction allowing the buyer and seller to complete within a 56 Day Reservation Period. Interested parties' personal data will be shared with the Auctioneer (iamsold Ltd). If considering a mortgage, inspect and consider the property carefully with your lender before bidding. A Buyer Information Pack is provided, which you must view before bidding. 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 4.5% of the purchase price inc 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.



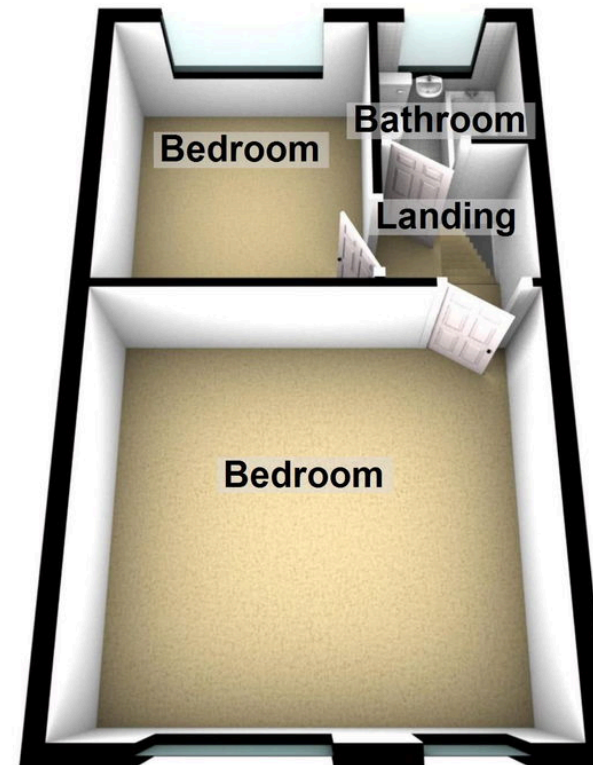




Ground Floor



First Floor



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