MAGGS & ALLEN

14 DALRYMPLE ROAD

ST PAULS, BRISTOL, BS2 8YJ

Guide Price: £325,000+

- SOLD FOR £331,000 - 15 October Auction
- Substantial three storey end terraced house
- Potential for conversion into flats, subject to consents
- Excellent opportunity to create a sizeable family home
- Large kitchen/diner and two reception rooms
- 8-Week completion

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Auction & Commercial
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www.maggsandallen.co.uk

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Guide Price: £325,000+

FOR SALE BY AUCTION
This property is due to feature in our online auction on 15 October 2026 at 6.00pm. Bidding is via proxy, telephone or online remote bidding.

VIEWINGS
By appointment.

SUMMARY
SOLD FOR £331,000 - SUBSTANTIAL THREE-STOREY PERIOD HOUSE FOR RENOVATION

DESCRIPTION
A substantial three bedroom end-terraced period property, situated on Dalrymple Road in the popular area of St Pauls. Arranged over three floors, the property offers generous and flexible accommodation, providing an excellent opportunity for refurbishment and modernisation. The property provides plenty of scope for private buyers, investors and developers alike, with the potential to create a sizeable family home, HMO, or reconfigure the accommodation into multiple self-contained flats, subject to the necessary planning permissions and consents. With its generous proportions, flexible layout and good-sized rear garden, the property presents an great opportunity to create a superb family home.

LOCATION
Located on Dalrymple Road in the popular area of St Pauls, the property enjoys a convenient location with a variety of local shops, cafés, restaurants and amenities close by. Bristol City Centre is within easy reach, ideal for commuters, while regular bus services provide excellent transport links into and across the city. Montpelier railway station is also nearby, offering further connections. The surrounding areas of St Pauls, Montpelier and St Werburghs are popular with residents, with a good selection of independent businesses, green spaces and leisure facilities close at hand.

ACCOMMODATION
Please refer to floorplan for approximate room measurements and internal layout.

COMPLETION
Completion for this lot will be 8 weeks from exchange of contracts or sooner by mutual agreement.

ENERGY PERFORMANCE CERTIFICATE (EPC)
Rating: D

TENURE
Please refer to the auction legal pack for confirmation.

HMO LICENSING & PLANNING
HMO licensing regulations and planning requirements are subject to regular changes, updates and even individual interpretations by the Local Authority. Prospective buyers are therefore required to make their own enquiries with the Local Authority and review the documents contained in the auction legal pack fully to satisfy themselves that the property is compliant in this respect. Maggs & Allen accept no liability in the event that any Licensing or Planning requirements/documents are not in order at the point of sale.

LETTING - WHAT CAN MAGGS & ALLEN ACHIEVE FOR YOU?
Maggs & Allen's experienced letting team are happy to discuss the rental of this property and can advise on maximising the investment. We offer Full Management, Let Only and Rent Collection Services. Contact Jessica Archer and her team on 0117 9499000 or email lettings@maggsandallen.co.uk.

AUCTION OR BRIDGING FINANCE REQUIRED?
Do you need a mortgage or loan quickly? Maggs & Allen have specialist Independent Brokers who can arrange residential and commercial finance on all types of property. Contact the Auction Team today to be put through to our mortgage and loan experts on 0117 9734940 or email admin@maggsandallen.co.uk

BUYER'S PREMIUM
Please be advised that all purchasers are subject to a £1,900 plus VAT (£2,280 inc VAT) buyer's premium payable upon exchange of contracts.

*GUIDE PRICE
Guide Prices are provided as an indication of each seller's minimum expectation. They are not necessarily figures which a property will sell for and may change at any time prior to the auction. Each property will be offered subject to Reserve Price (a figure below which the Auctioneer cannot sell the property during the auction) which we expect will be set within the Guide Range or no more than 10% above a single figure Guide.

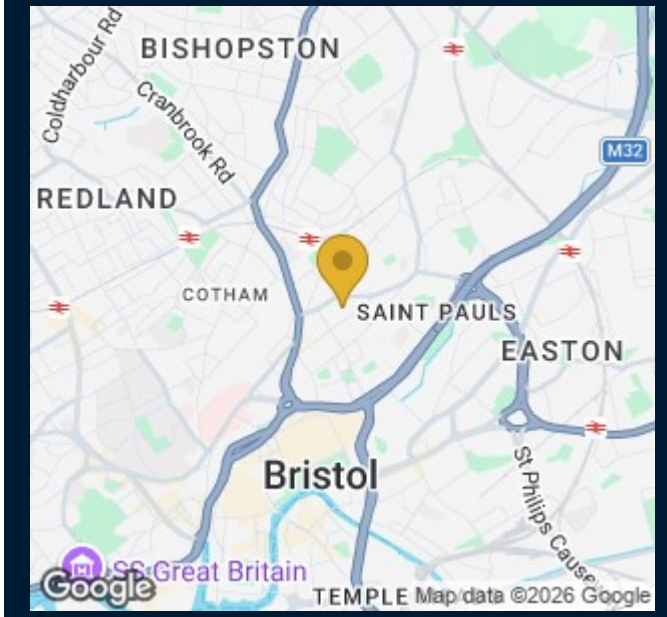
RESERVE PRICE
The seller's minimum acceptable price at auction and the figure below which the auctioneer cannot sell. The reserve price is not disclosed and remains confidential between the seller and the auctioneer. Both the guide price and the reserve price can be subject to change up to and including the day of the auction.

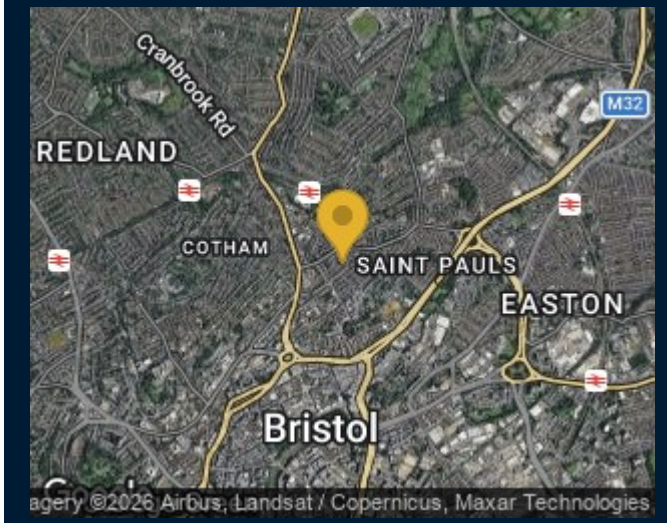
PROXY, TELEPHONE & ONLINE REMOTE BIDDING
The auction will be held online via live video stream with buyers able to bid via telephone, online or by submitting a proxy bid. You will need to complete our remote bidding form, which is available to download from our website. The completed form, ID (driving licence or passport and a recent utility bill stating the home address of the purchaser) and a bank transfer for the Preliminary Deposit must be received no later than 24 hours before the date of the auction.

PRELIMINARY DEPOSITS
The Preliminary Deposit required for each lot you wish to bid for is £5,000.

If your bid is successful, the balance of the deposit monies and Buyer's Premium (£1,900 plus VAT) must be transferred to our client account within 24 hours of the auction sale. If you are unsuccessful at the auction, your Preliminary Deposit will be returned to you within 5 working days.

RENTAL ESTIMATES
All rental estimates are provided in good faith. They should be verified by your own professional advisors prior to a commitment to purchase.





Maggs & Allen use all reasonable endeavours to supply accurate property information in line with the Consumer Protection from Unfair Trading Regulations 2008. These property details do not constitute any part of the offer or contract and all measurements are approximate. It should not be assumed that this property has all the necessary Planning, Building Regulations or other consents. Any services, appliances and heating system(s) listed have not been checked or tested. Please note that in some instances the photographs may have been taken using a wide angled lens and please be advised that any site plans used within our particulars are for illustrative purposes only and may not be to scale. Any distance from schools are for guidance only and you should make your own enquiries with the local authority.

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