



Wellswood Avenue, Ketley
Bank, Telford



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Guide price £90,000

- ***NO UPWARD CHAIN***
- Three-bedroom semi-detached house
- Subject to Reserve and buyer fees
- In need of renovation
- Buyer options available (T&Cs apply) *
- For sale by secure sale service *
- Freehold
- EPC rating C

Because property is personal with...

Belvoir



Offered for sale with no upward chain, this three-bedroom semi-detached house on Wellswood Avenue, Ketley Bank, presents an excellent opportunity for buyers seeking a renovation project with scope to create a home to their own tastes.

The ground floor comprises an entrance hallway with stairs to the first floor, a generous living room extending the depth of the property, with windows to the front and rear, and a separate kitchen overlooking the rear garden. A side lean-to provides additional ancillary space, with access to a ground-floor WC and the garden.

Upstairs, the landing leads to three bedrooms, comprising two double bedrooms and a third single bedroom, together with a family bathroom.

Outside, the property benefits from a lawned front garden. To the rear is a tiered garden incorporating a decked seating area and a large lawn, offering plenty of potential for landscaping and outdoor enjoyment.

Situated close to local shops, schools and everyday amenities, the property is also a short drive from Oakengates and Telford Town Centre. Excellent transport connections include convenient access to the A442, M54 and Telford Central railway station.

Freehold / Council Tax Band A / EPC C



Auctioneer Comments

This property is for sale by Modern Method of Auction allowing the buyer and seller to complete within 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 a 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 the 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.



Room Measurements

Living Room 6.31m x 3.6m (20'8" x 11'10")

Water Closet 1.24m x 1.47m (4'1" x 4'10")

Kitchen 2.49m x 2.54m (8'2" x 8'4")

Bathroom 1.73m x 1.6m (5'8" x 5'2")

Bedroom One 3.72m x 3.14m (12'2" x 10'4")

Hallway 3.65m x 0.96m (12'0" x 3'1")

Bedroom Three 2.04m x 3.08m (6'8" x 10'1")

Landing 3.24m x 0.81m (10'7" x 2'8")

Bedroom Two 2.48m x 3.59m (8'1" x 11'10")

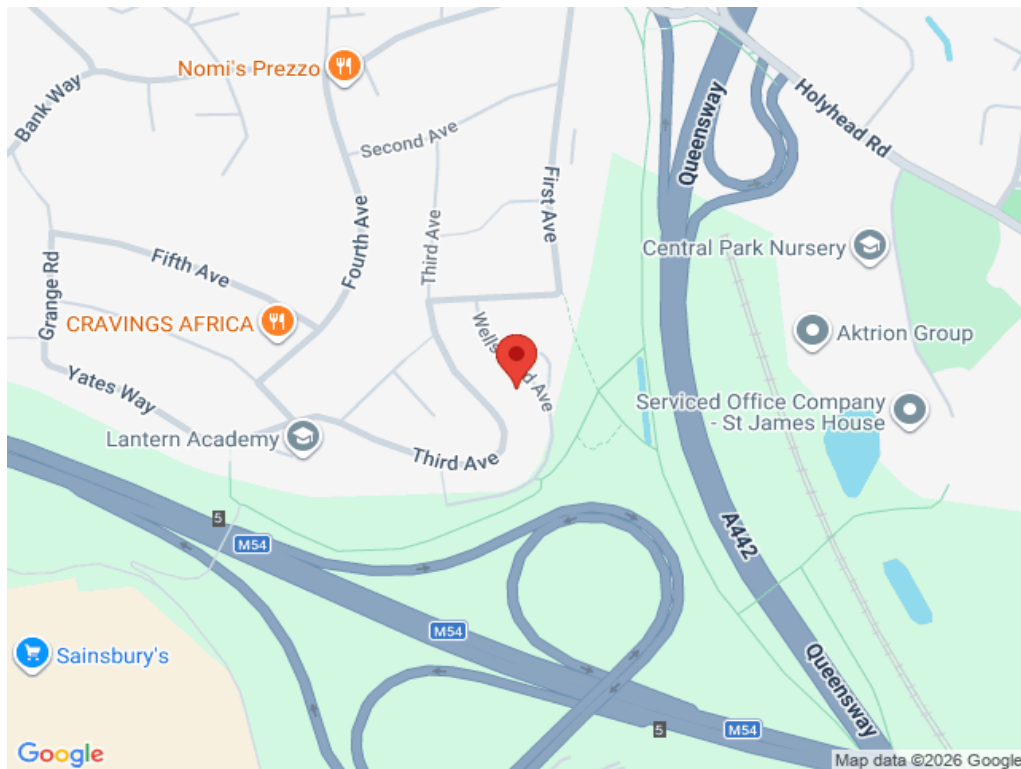
Lean-to 3.98m x 1.95m (13'1" x 6'5")

QR Codes



Material Information Report

Virtual Tour



Belvoir

Belvoir Telford

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