



Brooklyn Street | Bolton | BL1 3NG

EDWARD
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TO BE SOLD BY AUCTION ON 1ST – 2ND JULY 2026 UNLESS SOLD PRIOR UNDER AUCTION TERMS.

3 Brooklyn Street, Bolton, BL1 3NG.

Tenanted terraced house with lounge, dining kitchen, bathroom/wc and on the first floor two good sized bedrooms. Rear yard. Gas central heating and double glazing. Reported let on an AST (awaiting details). Please respect the tenant's privacy. The property is ideally located a short drive from the centre of Bolton and close to Chorley Old Road offering excellent amenities, pubs and restaurants.

** VIRTUAL TOUR COMING SOON **

Additional Information

Here are some similar properties taken from Land Registry which have sold close by that highlight the potential:

41, Wordsworth Street, BL1 3JF sold on 20/02/26 for £143,500 Terraced 2 beds

46, Arnold Street, BL1 3HB sold on 27/11/25 for £130,000 Terraced 2 beds

11, St Thomas Street, BL1 3PW sold on 10/10/25 for £135,000 Terraced 2 beds

Tenant ready property rental values in the area are in the region of £800 to £850 per month. EPC rating C.

Also on hand are the M61 motorway, several train stations and Bolton Town Centre. It is also within walking distance of local bus routes and more local convenience stores.

Auction consultant dealing with this property

Kate Freer

In order to bid at our online auction

You will first need to create an account. This requires you to verify your email address, by clicking an activation link that we'll send to you. Once you've created an account you can watch lots that you're interested in (you'll be kept up-to-date throughout the auction cycle), as well as gain access to the legal packs. In order to place a bid on a lot, you will need to complete the bidder registration steps, as detailed below. The first time you register to bid you will be asked to verify your mobile number and upload copies of your photo ID (driver's licence or passport) and recent proof of address (dated in the last 3 months). We can then easily keep in touch and will identify you in the event of you purchasing a lot. You will also need to add your solicitor information on registration.

Important notice

Before bidding, it is essential that you read our Online Auction Buying Guide. This is on our website www.edwardmellor.co.uk/news/online-auction-buying-guide. You must not bid unless you have made yourself fully aware of the auction process. If you need help with this, please contact a member of the team. If you are borrowing money from a financial institution please make sure they can provide the funding in a timely manner, as there are currently extreme demands. Please call us on 0161 443 4740 to discuss your individual circumstances or email auction@edwardmellor.co.uk



FLOOR LAYOUT

Not to Scale - For Identification Purposes Only



Floorplan
coming soon.

www.edwardmellor.co.uk

Important Information

- Council Tax Band: A
- Tenure: Leasehold
- Years Remaining on the Lease : 854 Years

EPC Rating

Mellor House, 65-81 St Petersgate, SK1 1DS
T: 0161 443 4740
E: auction@edwardmellor.co.uk

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