



Hope View, Shipley BD18 2NG

welcome to

Hope View, Shipley

For sale by Modern Method of Auction Starting bid £165,000, plus Reservation Fee. A well-maintained four-bedroom mid-terrace home in a popular Shipley location. Benefiting from a front yard, garage, and off-street parking. Double glazing and central heating throughout. EPC: TBC.



For sale by Modern Method of Auction Starting bid £165,000, plus Reservation Fee. A beautifully presented and well-maintained four-bedroom mid-terrace property, ideally situated in the popular area of Shipley. The property boasts a spacious and welcoming interior, featuring a bright and airy living room, a well-appointed kitchen, and four good-sized bedrooms. The accommodation is complemented by a modern family bathroom and ample storage throughout. Externally, the property benefits from a low-maintenance yard to the front. To the rear, there is the rare advantage of a garage and off street parking providing secure parking or additional storage, alongside on-street parking options to the front. Conveniently located close to Shipley train station, the property offers excellent transport links, making it ideal for commuters. A range of local amenities, shops and schools are also within easy reach.



Total floor area 134.6 m² (1,449 sq.ft.) approx
 This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



Auctioneer's Comments

This property is offered through Modern Method of Auction. Should you view, offer or bid your data will be shared with the Auctioneer, iamsold Limited. This method requires both parties to complete the transaction within 56 days, allowing buyers to proceed with mortgage finance (subject to lending criteria, affordability and survey). The buyer is required to sign a reservation agreement and make payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6600.00 including VAT. This fee is paid in addition to purchase price and will be considered as part of the chargeable consideration for the property in the calculation for stamp duty liability. Buyers will be required to complete an identification process with iamsold and provide proof of how the purchase would be funded. The property has a Buyer Information Pack containing documents about the property. The documents may not tell you everything you need to know, so you must complete your own due diligence before bidding. A sample of the Reservation Agreement and terms and conditions are contained within this pack. The buyer will also make payment of no more than £349 inc. VAT towards the preparation cost of the pack. Please confirm exact costs with the auctioneer. The estate agent and auctioneer may recommend the services of other providers to you, in which they will be paid for the referral. These services are optional, and you will be advised of any payment, in writing before any services are accepted. Listing is subject to a start price and undisclosed reserve price that can change.

Entrance Hallway

Living Room

13' 6" x 10' 2" (4.11m x 3.10m)

Kitchen

13' 11" x 14' (4.24m x 4.27m)

First Floor

Bedroom One



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Hope View, Shipley

- Sale by Modern Auction (T&Cs apply)
- Subject to an undisclosed Reserve Price
- Buyers fees apply
- Four bedroom mid-terrace
- Garden space & garage

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: B

guide price

£165,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
SHP111310 - 0004

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