



Mary Street, guide price £55,000

- Traditional Auction – 15th October
- Ideal investment
- Great location
- Recently refurbished throughout
- EPC Rating: E
- Council Tax Band: B



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About the property

****For sale by public auction on Thursday 15th October****

Cash buyers recommended!

Two bedroom mid terrace property internally comprising an entrance hallway, lounge/dining room, kitchen, a store cupboard

under the stairs and a rear hallway to the ground floor. To the first floor there are two double bedrooms and a bathroom.

Externally the property benefits from an enclosed rear garden.

Conveniently located for commuters with great links to the bus station, main line train station and M4 corridor via the A465!



Accommodation

Entrance Hallway

Lounge / Diner

21' 9" x 10' 7" Max (6.63m x 3.23m Max)

Kitchen

10' 3" Plus Recess x 7' 6" (3.12m Plus Recess x 2.29m)

Rear Hall

Landing

Bedroom One

13' 9" x 10' (4.19m x 3.05m)

Bedroom Two

11' 4" x 7' 9" (3.45m x 2.36m)

Bathroom

Rear Garden

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Floorplan



Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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