



North Road

Darlington DL1 2PU

By Auction £70,000



Venture
PROPERTIES



This footer paragraph is an example only and should not be relied upon as complying with current legislation. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



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- For Sale By Auction - T & C apply
- Harrowgate Hill/North Road Area
- Council Tax Band A

- No Onward Chain
- Spacious Property
- Subject To Hidden Reserve Price

- Modernisation Required
- EPC Rating D
- Buyer Information Pack Available

This property is for sale by Modern Method of Auction. Situated on North Road, this three-bedroom end-of-terrace house presents an excellent opportunity for those looking to invest in a property with great potential.

While the property requires modernisation, it offers a blank canvas for buyers to create their dream home or enhance its rental appeal. The three well-proportioned bedrooms provide ample space for families or individuals seeking room to grow. The bathroom, though in need of updating, is functional and serves the home well.

One of the standout features of this property is its no onward chain status, allowing for a smoother and quicker transaction process. This is particularly advantageous for investors or first-time buyers eager to make their mark in the property market.

Situated in the North Road/Harrowgate Hill location, residents will benefit from a range of local amenities, schools, and transport links, making it a convenient choice for everyday living.

This terraced house is not just a property; it is a promising investment opportunity waiting to be transformed. With a little vision and effort, this home can be turned into a stunning residence or a lucrative rental. Do not miss the chance to explore the potential this property has to offer.

Entrance Hallway

Lounge

16'10 x 12'5 (5.13m x 3.78m)

Dining Room

14'4 x 10'5 (4.37m x 3.18m)

Kitchen

17'11 x 8'6 (5.46m x 2.59m)

Staircase/Landing

Bedroom One

17 x 12'5 (5.18m x 3.78m)

Bedroom Two

14'4 x 10'5 (4.37m x 3.18m)

Bedroom Three

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

Family Bathroom

Externally

Tenure

Freehold

Property Details

Local Authority: Darlington

Council Tax Band: B

Annual Price: £1,940

Conservation Area: No

Flood Risk: Very low

Floor Area: 1,280 ft² / 119 m²

Plot size: 0.03 acres

Mobile coverage

EE

Vodafone

Three

Q2

Broadband

Basic

2 Mbps

Superfast

80 Mbps

Ultrafast

10,000 Mbps

Satellite / Fibre TV Availability

BT

Sky

Virgin

Note

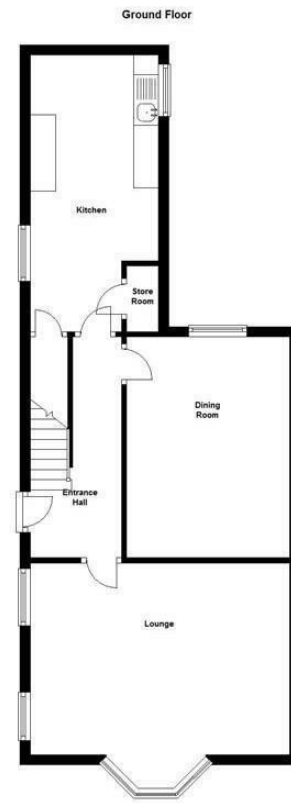
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Auctioneers Comments

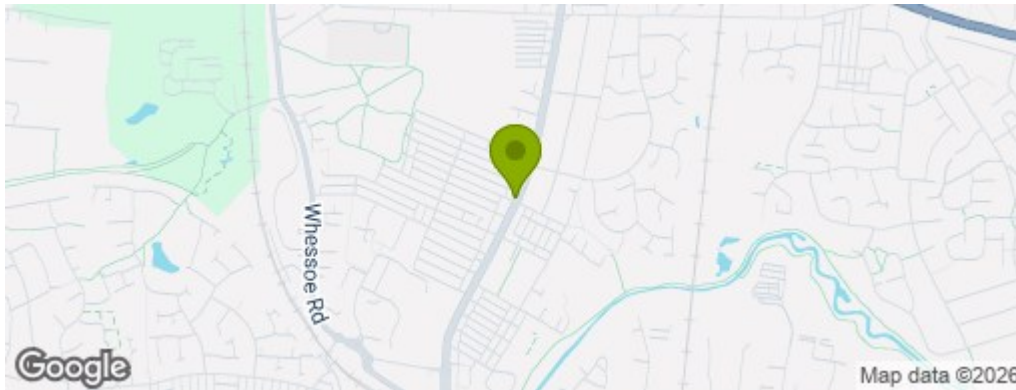
This property is for sale by Modern Method of Auction allowing the buyer and seller to complete within a 56 Day Reservation Period. Interested parties' personal data will be shared with the Auctioneer (iamsold Ltd).

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 will pay £349 inc VAT for this pack.

The buyer signs a Reservation Agreement and makes 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 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 £450. These services are optional.



Floor Plans: Not To Scale For illustrative purposes only
Plan produced using The Mobile Agent



Property Information

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