



15 Frederick Street
Goole DN14 5JP

Auction Guide £125,000

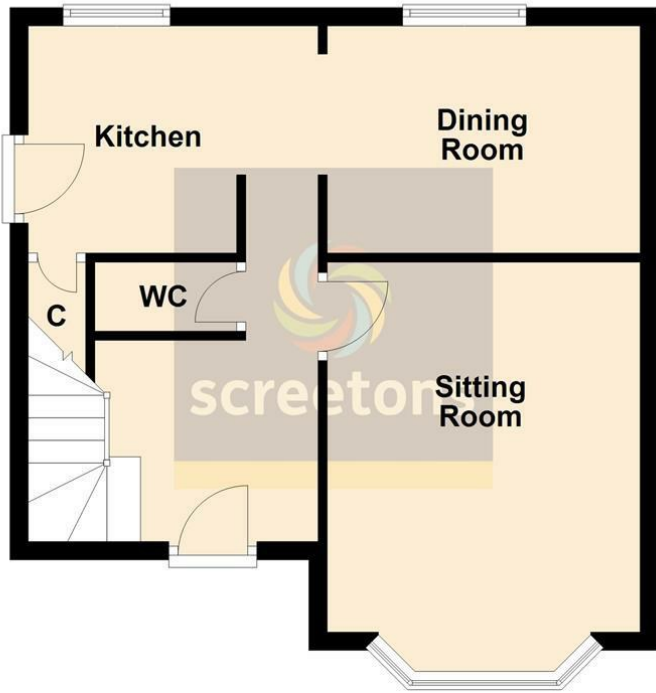
FREEHOLD

'BY PUBLIC AUCTION'. We are pleased to welcome to the market this three-bedroom semi-detached property. The auction is to be held on site on Wednesday 20th May at 7pm. The property, which is located in the busy town of Goole requires renovation and improvement, however does offer huge potential. Internally, the property briefly comprises; entrance, w.c. sitting room, kitchen, and dining room to the ground floor and three bedrooms, bathroom and a w.c. to the first floor. Outside there are gardens to the front and rear together with a timber garden store. CHAIN FREE, VACANT POSSESSION ON COMPLETION.

EPC: D



Ground Floor



First Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	62	81
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Howden Office Sales
 25 Bridgegate
 Howden
 East Yorkshire
 DN14 7AA

01430 431201
 howden@screetons.co.uk
 www.screetons.co.uk

