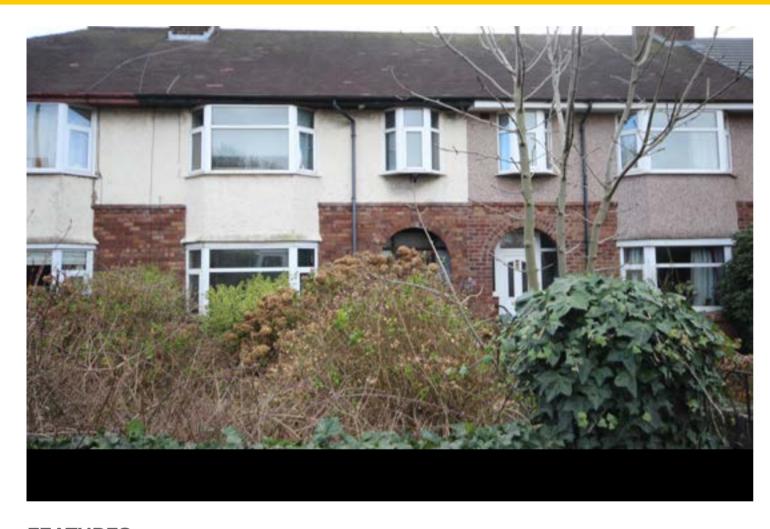


John Pye Property Auctions



FEATURES

- For sale by online auction
- Mid-terrace house
- Freehold
- Sold with vacant possession
- Outside space to the rear

- Guide Price £95,000+
- Opposite Oxton Road playing fields
- Opportunity to add value
- Good rental location
- Council tax band A.

Guide price: £95,000+

House - Mid-Terrace

343 Poulton Road Wirral CH44 4DE

OVERVIEW

A mid-terrace house for sale by online property auction. The accommodation is arranged over ground and first floors. There is no onstreet car parking available immediately outside the property on Poulton Road.

Previously the property was tenanted but is now immediately available with vacant possession. Suitable for both owner occupiers or buy-to-let investors.

The property is located on the south side of Poulton Road, between the junctions of Dale Hey and Gorsey Lane. Oxton Road playing fields are on the opposite side of Poulton Road.

Wirral is situated in the northwest of England, forming a peninsula that extends into the Irish Sea. It is bordered by the River Mersey to the east, separating it from the city of Liverpool, and by the River Dee to the west, separating it from Wales.

Lot No. 10

Auction date: 15 & 16 May 2024

Floor Area

Total floor area of 96 m2 / 1,033 ft2 (measurement taken from EPC)

Council Tax

The property is rated within council tax band A.

EPC

https://find-energy-certificate. service.gov.uk/energy-certifica te/9391-3026-9205-5487-6204

Broadband Checker https://www.broadband.co.uk/checker/

Tenure

Freehold

Legal Pack

https://www.johnpye.auctiondocs.com/

Buyer's Premium

2.5 % (min. £4,000) inc. VAT.

Viewings

Please contact John Pye Property by email at property@johnpye.co.uk or on 0115 9706060.

Disclaimer: John Pye Property is the trading name of John Pye & Sons Ltd whose registered office address is James Shipstone House, Radford Road, Nottingham, NG7 7EA [registered company number 02564753]. John Pye Property for itself and for the vendors or lessors of this property, whose agent they are, give notice that: 1. The particulars have been prepared and issued in good faith and are set out as a general outline only for the guidance of intending purchasers and lessees and do not constitute part of that offer, contract or warranty. 2. Any information is hould not be relied on as a statement or representation of fact or that the property or its services are in good condition. Any purchasers or lessees should satisfy themselves by inspection or otherwise as to the correctness of all the information or suitability of the property. 3. Any areas, measurements, floor plans or distances given are approximate only. 4. John Pye Property have not made and investigations into the existence or otherwise of any issues concerning pollution and potential land, air or water contamination. It is the responsibility of the purchaser to make its own enquiries. 5. None of the buildings services or service installations have been tested and are not warrantied to be in working order. 6. All prices and rentals are quoted exclusive of VAT. 7. Copyright in these particulars vests in John Pye Property. 8. John Pye Property. 8. John Pye Property. 8. John Pye Property.

Contact | Nottingham | 0115 970 6060