Upper Landywood Lane | Walsall | WS6 7AU

Auction Guide £145,000

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Summary

** FOR SALE BY MODERN METHOD OF AUCTION ** SOUGHT AFTER LOCATION ** THREE BEDROOMS ** LARGE LOUNGE DINER ** VIEWING VIA THE AGENT ON 01543 468846 **
Webbs Estate Agents are pleased to offer for sale by Modern Method of Auction a traditional end terraced home in a highly sought after location.
In brief consisting of a large through lounge diner, kitchen, rear entrance and a large ground floor bathroom.
To the first floor there are three bedrooms and a guest WC, having an enclosed rear garden with gated access to the front, EARLY VIEWING ADVISED.
Auctioneer 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 is responsible for the Pack fee. For the most recent information on the Buyer Information Pack fee, please contact the iamsold team.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.

Key Features

- FOR SALE BY MODERN METHOD OF AUCTION
- WC ON THE FIRST FLOOR
- EXCELLENT TRANSPORT LINKS
- GOOD SIZED KITCHEN
- TRADITIONAL END TERRACED
- THREE BEDROOMS
- SOUGHT AFTER LOCATION
- LARGE THROUGH LOUNGE DINER
- FIVE PIECE GROUND FLOOR BATHROOM
- VIEWING VIA AGENT 01543 468846

Rooms and Dimensions

LARGE THROUGH LOUNGE DINER
27'7" x 12'0" (8.430 x 3.665)

KITCHEN
14'7" x 7'0" (4.465 x 2.138)

REAR ENTRANCE HALL

LARGE GROUND FLOOR BATHROOM
68'2" x 8'2" (20.791 x 2.498)

LANDING

BEDROOM ONE
12'0" x 12'0" (3.680 x 3.675)

BEDROOM TWO
12'1" x 9'1" (3.685 x 2.782)

BEDROOM THREE
9'7" x 7'1" (2.926 x 2.163)

GUEST WC

ENCLOSED REAR GARDEN

IDENTIFICATION CHECKS - C

Auctioneer Comments

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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, emission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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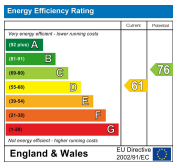

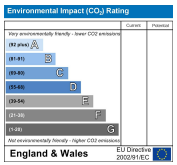

Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.

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