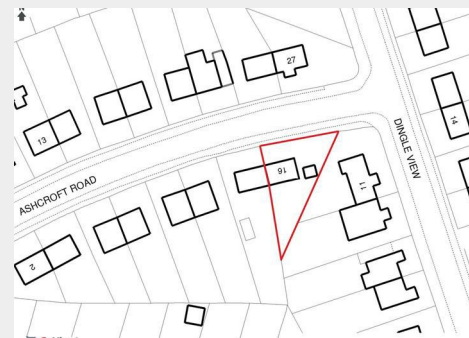


16 Ashcroft Road, Sea Mills, Bristol, BS9 2NE

Sold @ Auction £185,000



- For Sale By Public Auction
- Wednesday 30th November
- All Saints Church, Clifton, BS8 2HY
- Weekly Set Viewings
- Download Online Legal Packs
- NOVEMBER 2016
- Large Plot
- Requires Updating
- Scope for Extension
- Extra dwelling or Flat conversion

Hollis Morgan *** SOLD @ NOVEMBER AUCTION *** -
Occupying an elevated rectangular PLOT the property now
requires UPDATING with scope for EXTENSION or EXTRA
DWELLING subject to consents. *** REDUCED GUIDE
PRICE ***

16 Ashcroft Road, Sea Mills, Bristol, BS9 2NE

Accommodation

FOR SALE BY AUCTION

*** SOLD @ AUCTION ***
GUIDE PRICE £175,000 +**
SOLD @ £185,000

LOT NUMBER 5

Wednesday 30th November 2016
All Saints Church Pembroke Road, Clifton, Bristol BS8 2HY
Legal packs will be available for inspection from 18:00.
The sale will begin promptly at 19:00

SOLICITORS

Pam Williams
Wards Solicitors
pam.williams@wards.uk.com
0117 428 1999

ONLINE LEGAL PACKS

Digital Copies of the Online legal pack can be downloaded Free of Charge. Please visit the Hollis Morgan Website and select the chosen lot from our Current Auction List. Follow the RED link to "Download Legal Packs" For the first visit you will be required to register simply with your email and a password. Having set up your account you can download legal packs or if they are not yet available they will automatically be sent to you when we receive them. You will be automatically updated by email if any new information is added. *** STAY UPDATED *** By registering for the legal pack we can ensure you are kept updated on any changes to this Lot in the build up to the sale.

THE PROPERTY

This classic semi detached Freehold property occupies a larger than average elevated rectangular plot and is arranged over two floors with three bedrooms.

LOCATION

Ashcroft Road is a quiet residential street within the popular suburb of Sea Mills. Local amenities and services are all within close proximity including Sea Mills Library. Bristol City Centre is approximately five miles away.

THE OPPORTUNITY

The property had been let for many years and now requires updating but is sold with vacant possession and a range of opportunities in this highly sought after residential location.

Given the size and position of the plot there is scope, subject to gaining the necessary consents, for either a large extension or possible additional dwelling.

RENTAL APPRAISAL

The local lettings experts say:

The Bristol Residential Letting Co. are confident this property would make a good rental investment. Don McKeever of The Bristol Residential Letting Co suggests a rent of £1000-£1100pcm subject to the property being refurbished for the professional market. If you would like to discuss more detail on the potential for rental, you can call Don (0117 370 8818) for a no obligation discussion. He will be very happy to advise on maximising the return on this property.

EXTENDED COMPLETION

Completion has been set for 6th January 2017

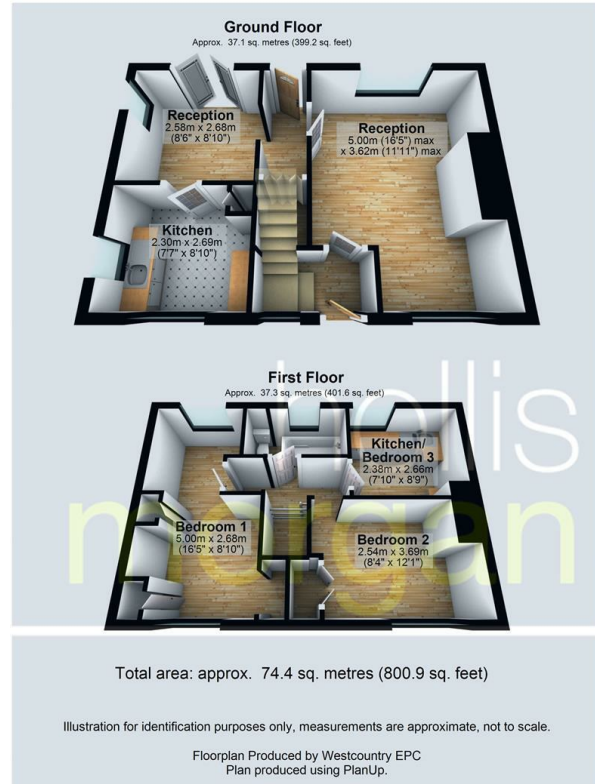


9 Waterloo Street
Clifton
Bristol
BS8 4BT

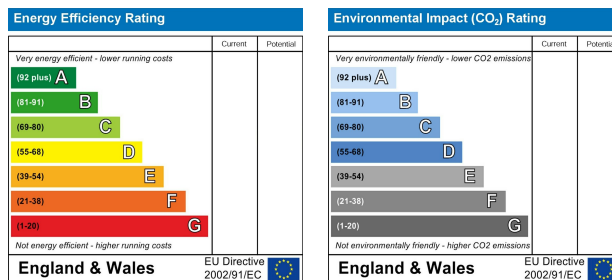
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Hollis Morgan Property Limited, registered in England, registered 7275716.
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Floor plan



EPC Chart



Auction Property Details Disclaimer

Hollis Morgan endeavour to make our sales details clear, accurate and reliable in line with the Consumer Protection from Unfair Trading Regulations 2008 but they should not be relied on as statements or representations of fact.

Please refer to our website for further details.