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hollis
 morgan
 auction



Welcome to Hollis Morgan LIVE Auctions... STREAMED LIVE on our website... Welcome to Hollis Morgan LIVE Auctions... STREAMED LIVE on our website...

LIVE ONLINE AUCTIONS

Did you know... In 2020 Hollis Morgan sold more lots in auction in 10 days than in 2019 & 2018 combined than any other auctioneer.

Did you know... In 2020 Hollis Morgan sold more lots of 100+ items than all the other live auctioneers combined.

Did you know... Since 2010 we have offered more lots in our catalogue (2000+) than any other live lot.

Welcome to Hollis Morgan LIVE ONLINE Auctions

LIVE! We have made most dramatic adjustments to our working practices. Features for our large public auctions, we have adapted to offering a monthly Live Online Auction service - an interactive platform for buying and selling all types of live and pre-owned.

A live online auction has all the benefits of a traditional auction such as speed and transparency but with the advantage of being able to bid from anywhere with the auction streamed live on the Hollis Morgan website and the option to bid by telephone, print or video.

In 2020 we sold nearly 100 lots by this updated method - we have embraced this change and move forward with our 2021 live online calendar of sales confident we can provide the best service for our clients.

bid from anywhere | online or mobile | bid from anywhere | online or mobile

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LIVE ONLINE AUCTIONS

BUYING at online auction.....our guide to **online** bidding

The registration process is extremely simple, visit our website <https://www.hollismorgan.co.uk/online-auction> and click on the Register to Bid button.

register to bid in just 4 easy stages...

- STAGE 1** Complete the Bidder Profile: You will be asked to provide personal details, your contact information and your payment details. You will be asked to provide a valid email address and a mobile phone number. You will be asked to provide a valid bank account for direct debits.
- STAGE 2** Submit your credit card: You will be asked to provide your credit card details. You will be asked to provide your credit card details. You will be asked to provide your credit card details.
- STAGE 3** Submit your bid: You will be asked to provide your bid details. You will be asked to provide your bid details. You will be asked to provide your bid details.
- STAGE 4** Pay your Security Deposit (50,000): You will be asked to provide your security deposit details. You will be asked to provide your security deposit details. You will be asked to provide your security deposit details.

You are now ready to bid. Good luck and if you have any questions about the process - we are here to help you - please contact post@hollismorgan.co.uk

bid from anywhere | online or mobile

Garage to Rear of, 232 Fishponds Road, Fishponds, Bristol, BS5 6PX

Auction Guide Price £28,000 +++

Hollis Morgan – NOVEMBER LIVE ONLINE AUCTION - A Freehold WORKSHOP with excellent storage and access plus DEVELOPMENT POTENTIAL subject to consent.

Garage to Rear of, 232 Fishponds Road, Fishponds, Bristol, BS5 6PX

ADDRESS

Garage to Rear of 232 Fishponds Road, Fishponds, Bristol, BS5 6PX

FOR SALE BY LIVE ONLINE AUCTION

*** SOLD @ NOVEMBER AUCTION***

GUIDE PRICE £15,000 +++
SOLD @ £28,000

Lot Number – 17

The Live Online Auction is on Wednesday 24th November @ 18:00

Registration Deadline is on Monday 22nd November @ 16:00

The Auction will be streamed LIVE ONLINE via the Hollis Morgan website & you can chose to bid by telephone, proxy or via your computer.

Registration is a simple online process – please visit the Hollis Morgan auction website and click “REGISTER TO BID”

PRE AUCTION OFFERS

On this occasion the vendors will NOT be considering pre auction offers

VIEWINGS

Viewings can be booked on specific days for this property – please submit a viewing request online and we will contact you to arrange access.

Hollis Morgan would be grateful if you could arrive promptly to inspect the properties at the START of the agreed time as we have scheduled viewings throughout the day and CANNOT wait for late arrivals.

There are likely to be viewings on the property before and after your appointment and if you miss your slot (usually 15 minutes or longer for larger properties) you will be asked to wait until the next available time.

Please note government regulation on groups sizes and safe social distancing must be practiced at all times – please bring your own gloves and facemask.

You may be asked to wait outside before it is safe to enter – please understand and respect this request.

If you have shown any symptoms of Covid (19) in the last 10 days we would respectfully ask you to not attend the viewing.

The safety of our clients and staff is our number one priority and we thank you for your understanding.

Please note that hard copy of details will not be provided but will have been emailed to you with instructions on how to bid and what happens next before the viewing.

EXTENDED COMPLETION

Completion is set for 8 weeks or earlier subject to mutual consent.

SOLICITORS

Andrea Jefferies
Battrick Clark Solicitors
Telephone : 0117 3179906
andy@battrickclark.co.uk

ONLINE LEGAL PACKS

** LEGAL PACK COMPLETE **

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.

There will be a note added to the list to confirm AUCTION PACK NOW COMPLETE when no further information is due to be 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

A Freehold garage / workshop located to the rear of 232 and accessed via a private road just off Fishponds Road and opposite Eastville Park.

There were previously vehicular garage doors and the vendors have historically parked in front of the garage - refer to legal pack,

Sold with vacant possession.

Length 8.12m
Entrance width 3.02
Main width 5.34
Height approx 2.39

LOCATION

The unit is located on the Eastville end of Fishponds Road and just a short walk from Eastville Park. Local amenities and services are all within close proximity including independent retailers, pubs, bars, cafes and convenience stores. The M32 Motorway is nearby and provides direct routes in and out of Bristol with excellent access to UWE and Bristol University. The City Centre is approximately two miles away.

THE OPPORTUNITY

WORKSHOP / STORAGE

The unit has for many years been used as a landlords

Garage to Rear of, 232 Fishponds Road, Fishponds, Bristol, BS5 6PX

store but now requires updating but has scope for an extremely useful space in this sought after central location,

DEVELOPMENT POTENTIAL

Planning was previously sought and refused in 2010 to create a one bedroom dwelling.

Buyers must make their own investigations with the local authority,

REFUSED PLANNING

Reference 10/02096/F

Alternative Reference

Application Received Fri 14 May 2010

Application Validated Fri 20 Aug 2010

Address 232 Fishponds Road Eastville Bristol

Proposal Demolition of existing garage and redevelopment of the site to provide 1 x one bed maisonette with integral parking for one car.

Status Decided

Decision REFUSED

Decision Issued Date Thu 14 Oct 2010

Appeal Status Unknown

Appeal Decision

PLANNING INFORMATION

Full details of the proposed scheme and drawings can be downloaded with the online legal pack.

EPC

For full details of the EPC please refer to the online legal pack.

BUYER'S PREMIUM

Please be aware all purchasers are subject to a £1000 + VAT (£1,200 inc VAT) buyer's premium which is ALWAYS payable upon exchange of contracts whether the sale is concluded before, during or after the auction date.

GUIDE PRICE

An indication of the seller's current minimum acceptable price at auction. The guide price or range of guide prices is given to assist consumers in deciding whether or not to pursue a purchase. It is usual, but not always the case, that a provisional reserve range is agreed between the seller and the auctioneer at the start of marketing. As the reserve is not fixed at this stage and can be adjusted by the seller at any time up to the day of the auction in the light of interest shown during the marketing period, a guide price is issued. This guide price can be shown in the form of a minimum and maximum price range within which an acceptable sale price (reserve) would fall, or as a single price figure within 10% of which the minimum acceptable price (reserve) would fall. A guide price is different to a reserve price (see separate definition). Both the guide price and the reserve price

can be subject to change up to and including the day of the auction.

RESERVE PRICE

The seller's minimum acceptable price at auction and the figure below which the auctioneer cannot sell. The reserve price is not disclosed and remains confidential between the seller and the auctioneer. Both the guide price and the reserve price can be subject to change up to and including the day of the auction.

REGISTRATION PROCESS

The registration process is extremely simple – visit the Hollis Morgan auction website and click on the “Register to Bid” button.

The “Register to Bid” button can be found on the auction home page or on the individual lot listings.

Please note this function is not available on Rightmove or Zoopla.

Stage 1 – Complete the Online Bidding Form

Stage 2 – Upload your certified ID

Stage 3 – Invitation to bid

Stage 4 – Pay your security deposit (£6,200)

You are now ready to bid – Good luck!

If your bid is successful, the balance of the deposit monies must be transferred to our client account within 24 hours of the auction sale.

If you are unsuccessful at the auction your holding deposit will be returned within 48 hours.

SURVEYS AND VALUATIONS

If you would like to arrange a survey or mortgage valuation of this Lot BEFORE the auction please instruct your appointed surveyor to contact Hollis Morgan and we will arrange access for them to inspect the property. Please note that buyers CANNOT attend the surveys and the surveyors are responsible for collecting and returning keys to the Hollis Morgan offices in Clifton.

AUCTION FINANCE

Some properties may require specialist auction finance- please contact Hollis Morgan for access to expert advice and "whole of market" rates.

AUCTION BUYERS GUIDE VIDEO

We have short video guides for both buying and selling by Public Auction on the Hollis Morgan Website. If you have any further questions regarding the process please don't hesitate to contact Auction HQ.

2021 CHARITY OF THE YEAR

Hollis Morgan are supporting Bristol Charity 1625 Independent People as our 2021 Charity of the year with a % of each Buyers premium being donated.

1625 Independent People (1625ip) is a charity that works with young people who are homeless, leaving care or at risk of homelessness in Bristol and the South West.

Visit the Hollis Morgan Charity page of our Website for further details - www.hollismorgan.co.uk/charity

TESTIMONIALS

We are very proud of what our past clients have say about us - please visit the Hollis Morgan website to read their testimonials.

WHY HOLLIS MORGAN?

Want to sell a property by Live Online Auction?

In 2020 we sold 150 lots by this updated method - we have embraced this change and move forward with our 2021 live online calendar of sales confident we can provide the best service for our clients.

Did you know...In 2020 Hollis Morgan SOLD more lots by auction in Bristol, North Somerset & Gloucester than any other auctioneer!

Did you know...In 2020 Hollis Morgan SOLD more £££'s of BS postcode lots than all the other local auctioneers combined!

Did you know...Since 2010 we have offered more lots in our catalogue (2151) than any other local firm.

*Source EIG Group 2021

Hollis Morgan hold the largest monthly land & property auctions in the region – book your free, no obligation valuation today!

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 and they do not constitute any part of an offer or contract. All Hollis Morgan references to planning, tenants, boundaries, potential development, tenure etc is to be superseded by the information contained in the legal pack. It should not be assumed that this property has all the necessary Planning, Building Regulation or other consents. Any services, appliances and heating system(s) listed have not been checked or tested. Please note that in some instances the photographs may have been taken using a wide angle lens. The seller does not make any representation or give any warranty in relation to the property and we have no authority to do so on behalf of the seller.