54 Crombey Street, Gorse Hill, Swindon, Wiltshire, SN1 5QN

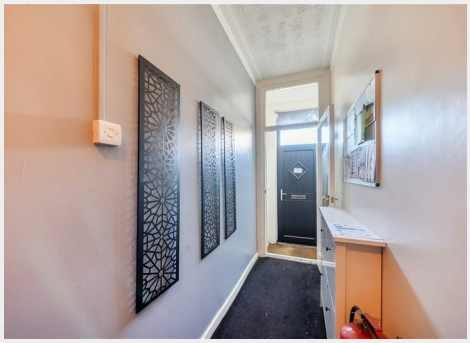
Auction Guide Price +++ £200,000













- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 18TH NOVEMBER
- VIRTUAL TOUR NOW ONLINE
- VIEWINGS – REFER TO DETAILS
- DOWNLOAD FREE LEGAL PACK
- NOVEMBER LIVE ONLINE AUCTION
- END OF TERRACE PERIOD PROPERTY
- 4 X SELF CONTAINED STUDIO FLATS
- SCOPE FOR £36,600 PA INCOME +
- EXTENDED 8 WEEK COMPLETION

Hollis Morgan – NOVEMBER LIVE ONLINE AUCTION - An end of terrace PERIOD PROPERTY (1236 Sq Ft) arranged as 4 x STUDIO FLATS with scope for £36,600 pa INCOME | Parking to rear.

54 Crombey Street, Gorse Hill, Swindon, Wiltshire, SN1 5QN

Accommodation

FOR SALE BY LIVE ONLINE AUCTION
ADDRESS | 54 Crombey Street, Swindon, Wiltshire SN1 5QN

Lot Number TBC

The Live Online Auction is on Wednesday 18th November 2026 @ 12:00 Noon
Registration Deadline is on Friday 13th November 2026 @ 16:00

The Auction will be streamed LIVE ONLINE via the Hollis Morgan website & you can choose 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"

THE PROPERTY
A Leasehold end of terrace period property with accommodation (1236 Sq Ft) arranged over 2 floors comprising 4 self contained studio flats with 2 x parking to the rear.
Sold subject to existing tenancies.

Tenure - Leasehold
Length of Lease - Residue of 999 years
Freehold - Option to buy @ £350 | Refer to legal pack
Ground Rent - 0.94p / 6 months
Council Tax - C
EPC - D | D | D | D
Parking - 2 x Off Street | Permit Parking

THE OPPORTUNITY
RESIDENTIAL INVESTMENT | £36,600 pa

The property has been successfully let for many years and is arranged as 4 self contained studio flats.
Scope for £36,600 pa income once fully let.

SCHEDULE OF INCOME
Studio 1- In occupation for 10 + years | £650 pcm
Studio 2 – Vacant was £800 pcm | Will not be relet
Studio 3 - £800 pcm
Studio 4 - £800 pcm | Tenant has served notice to vacate.

Please note the units are sold subject to existing tenancies which are converting to an Assured Periodic Tenancy effective 01/05/26, under the Renters Rights Act 2026

LOCATION
The property is located in the popular Gorse Hill area with a range of local amenities including independent shops, cafes, and just minutes to Swindon Station, Town Centre & Orbital Retail Park.

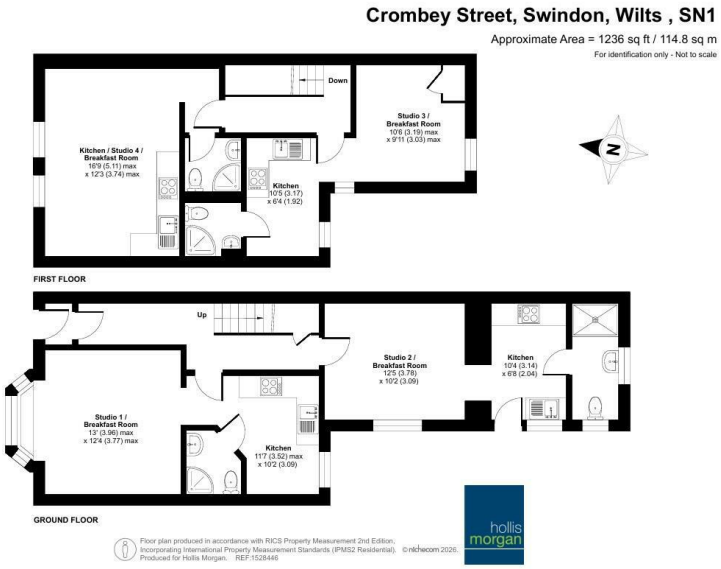
SOLICITORS & EXTENDED COMPLETION
Theo Vitagliano
Wards
0117 943 4900
Theo.Vitagliano@wards.uk.com
https://wards.uk.com/

EXTENDED COMPLETION

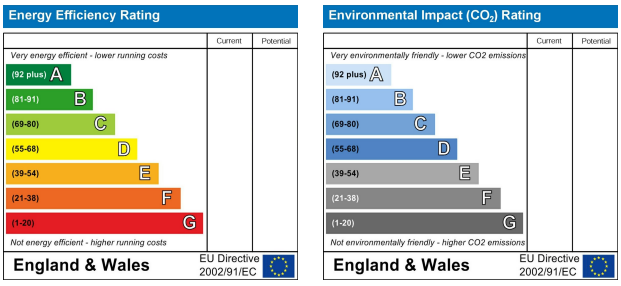
Completion is set for 8 weeks (or earlier subject to mutual consent)

IMPORTANT AUCTION INFORMATION

Floor plan



EPC Chart



hollis morgan

9 Waterloo Street
Clifton
Bristol
BS8 4BT
Tel: 0117 973 6565
Email: post@hollismorgan.co.uk
www.hollismorgan.co.uk

Hollis Morgan Property Limited, registered in England, registered 7275716.
Registered address, 5 Upper Belgrave Road, Clifton, Bristol BS8 2XQ

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.