

Chafra The Common, Stoke Lodge, Patchway, BS34 6AL

Auction Guide Price +++ £350,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 12TH MARCH 2025
- VIDEO TOUR NOW ONLINE
- VIEWINGS – REFER TO DETAILS
- LEGAL PACK COMPLETE
- MARCH LIVE ONLINE AUCTION
- FREEHOLD DETACHED HOUSE
- VACANT | 1696 Sq Ft | GARAGE | GARDEN
- UPDATING | SCOPE TO SPLIT | HMO
- EXTENDED 8 WEEK COMPLETION

Hollis Morgan – MARCH LIVE ONLINE AUCTION – A
Freehold DETACHED 4 BED | 3 REC HOUSE (1696 Sq Ft)
with GARAGE and GARDEN | Scope BASIC UPDATING |
Reduced was £475k

Chafra The Common, Stoke Lodge, Patchway, BS34 6AL

Accommodation

FOR SALE BY LIVE ONLINE AUCTION

ADDRESS | Chafra, The Common, Stoke Lodge, Patchway, Bristol BS34 6AL

Lot Number 29

The Live Online Auction is on Wednesday 12th March 2025 @ 17:30
Registration Deadline is on Monday 10th March 2025 @ 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"

THE PROPERTY

"Chafra" is a Freehold detached 4 bedroom property with the original "cottage" dating from the 16th Century plus various extensions added in more recent times to provide flexible accommodation (1696 Sq Ft) over two floors with an additional garage and sun room all contained on a generous plot with mature wrap around gardens and large driveway for multiple vehicles.
Sold with vacant possession.

Tenure - Freehold
Council Tax - E
EPC - D
Utilities, Rights & Restrictions - Please refer to the Legal Pack
Flood Risk - Please refer to the Legal Pack

THE OPPORTUNITY

DETACHED FAMILY HOME | BASIC UPDATING

This has been a much loved family home for many years and is now offered with vacant possession with scope for basic updating and flexible accommodation with mature gardens, garage and parking.

DEVELOPMENT | SPLIT | HMO | POSSIBLE PLOT

The property has scope for a range of possible schemes including

Split into two houses
Conversion to flats
Convert into HMO style accommodation
The garage block may have scope for an additional dwelling.

All subject to gaining the necessary consents.
We understand no planning of this nature has been sought - interested parties to make their own investigations.

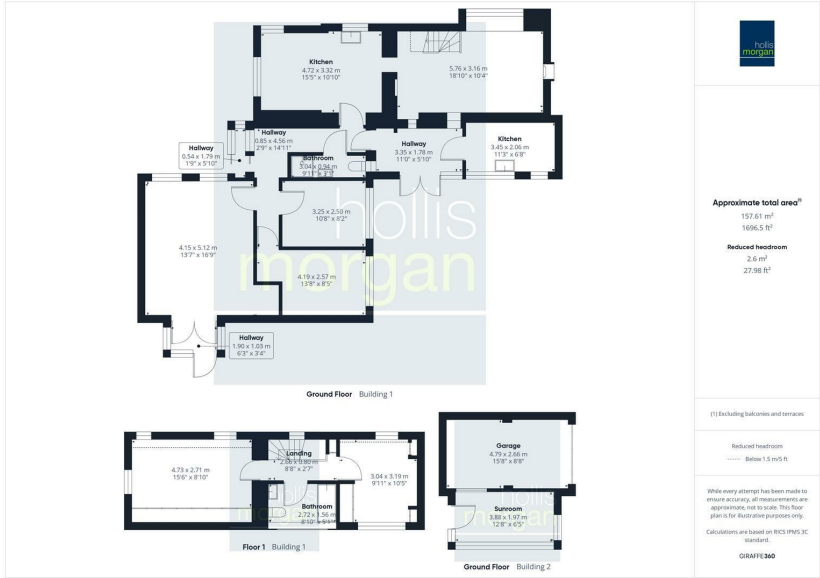
REDUCED PRICE | AUCTION

The property was previously listed with local agents for £475,000 and is now offered with a reduced guide price for sale by auction.

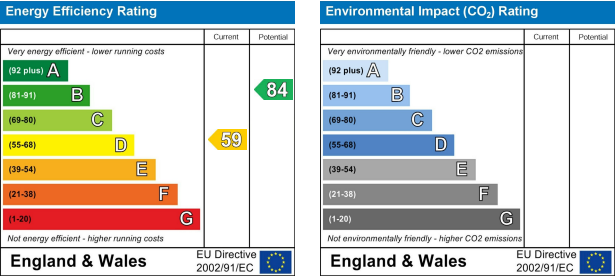
LOCATION

Located on the original village road in Patchway Common with a range of amenities, including shops, restaurants, and schools whilst the nearby Patchway Common provides excellent public amenity space . Excellent access to the M4/M5 regional motorway network and the A38 for access to Bristol - ideally situated for UWE or Southmead Hospital with major employers such as Airbus and the MOD also close by.

Floor plan



EPC Chart



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

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Please refer to our website for further details.