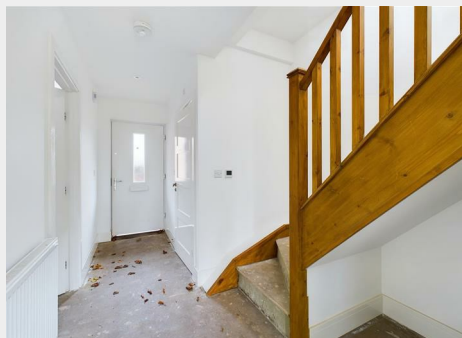


# 1 and 3 Mulberry Park, Park Crescent, Abergavenny, NP7 5ES

Auction Guide Price +++ £375,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 19TH NOVEMBER 2025
- VIRTUAL TOUR NOW ONLINE
- VIEWINGS – REFER TO DETAILS
- DOWNLOAD FREE LEGAL PACK
- NOVEMBER LIVE ONLINE AUCTION
- FREEHOLD INVESTMENT / BREAK UP OPPORTUNITY
- 2 X NEW BUILDS | CASH BUYERS ONLY
- 3 BED CONTEMPORARY TOWNHOUSES | GARDEN | PARKING
- EXTENDED 8 WEEK COMPLETION

Hollis Morgan – NOVEMBER LIVE ONLINE AUCTION - A Freehold BREAK UP OPPORTUNITY comprising 2 x NEW BUILD TOWNHOUSES suitable for CASH BUYERS ONLY with FINISHING WORKS REQUIRED to complete | On behalf of Fixed Charge Receivers

# 1 and 3 Mulberry Park, Park Crescent, Abergavenny, NP7 5ES

## Accommodation

### FOR SALE BY LIVE ONLINE AUCTION

ADDRESS | 1 & 3 Mulberry Park, Park Crescent, Abergavenny NP7 5ES

Lot Number 31

\*\*\* PLEASE NOTE NEW AUCTION START TIME - NOW 12:00 \*\*\*

The Live Online Auction is on Wednesday 19th November 2025 @ 12:00 Noon

Registration Deadline is on Friday 14th November 2025 @ 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

THE PROPERTY & ASSOCIATED LAND

On behalf of Fixed Charge Receivers

The final two properties of this exclusive development of new build contemporary 3 bedroom town houses in this sought after location. We are informed the Lot also includes the car parking area and associated land to the original development which includes 4 parking spaces and potential 5th parking space however no warranty is given in this. Sold with vacant possession

### SCHEDULE OF ACCOMODATION

1 Mulberry Close | 1098 Sq Ft

Ground Floor - Entrance Hall | Kitchen | Reception Room | WC  
 First Floor - Bedroom 1 | Bedroom 2 | Bathroom  
 Top Floor - Bedroom 3  
 Outside - Off Street | Enclosed Rear Garden

3 Mulberry Close | 960 Sq Ft

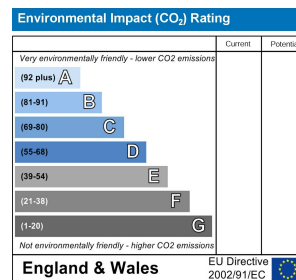
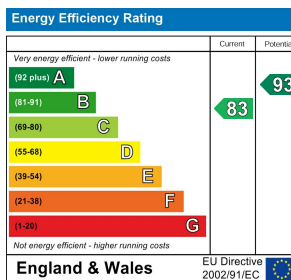
Ground Floor - Entrance Hall | Kitchen | Reception Room | WC  
 First Floor - Bedroom 1 | Bedroom 2 | Bedroom 3 | Bathroom  
 Outside - Off Street | Enclosed Rear Garden

Tenure - Freehold  
 Council Tax - D | D  
 EPC - B | B

## Floor plan



## EPC Chart



9 Waterloo Street  
 Clifton  
 Bristol  
 BS8 4BT

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 www.hollismorgan.co.uk

Hollis Morgan Property Limited, registered in England, registered 7275716.  
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## 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.