



Church Street, St. Georges, TF2 9JY

**SHELDON  
BOSLEY  
KNIGHT**

LAND AND  
PROPERTY  
PROFESSIONALS

# Property Description

For Sale by Public Auction

This charming multi-storey home offers spacious and versatile living accommodation across four levels. The ground floor features a welcoming reception room leading through to a sitting room and a fitted kitchen, with a bathroom located to the rear. A staircase provides access to a useful cellar below. On the first floor, there are two well-proportioned bedrooms, while the second floor hosts a loft bedroom offering additional living or sleeping space.

It must be noted that there is historical evidence of Japanese Knotweed in a garden not connected to the property which currently has a treatment plan in place.

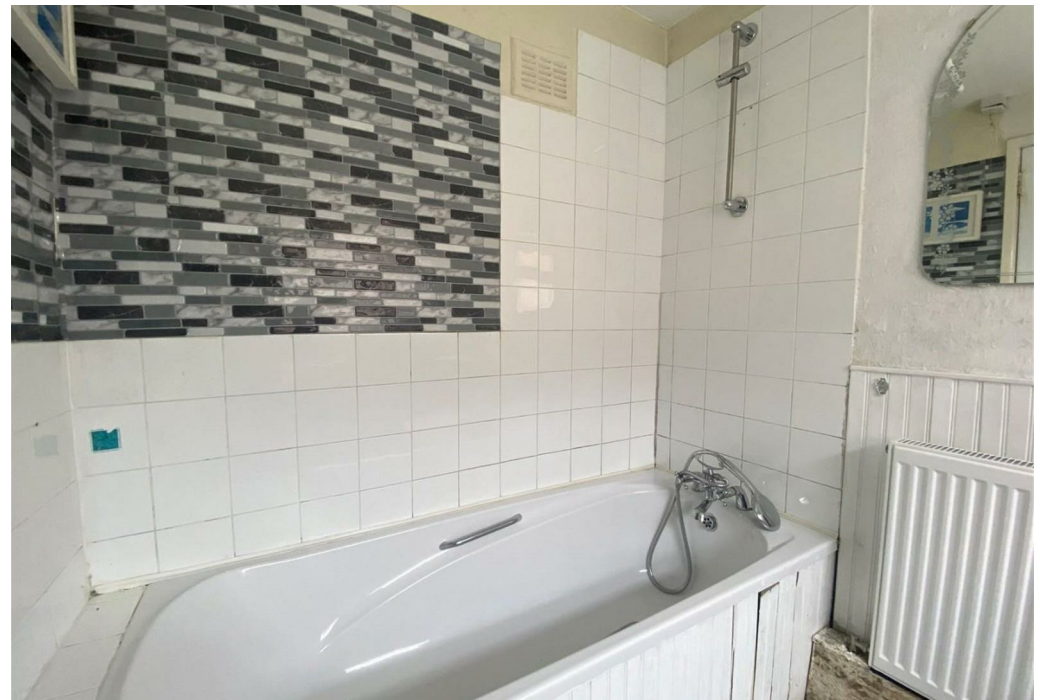
Auction Details:

Nock Deighton Land and Property Auction

Wednesday 17th December, 1.00pm

Live Stream Auction - remote bidding available by either telephone, online or by proxy.







Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**DISCLAIMER**

All fixtures and fittings mentioned in these particulars are included in the sale, all others in the property are specifically excluded. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. These particulars are thought to be materially correct. Their accuracy is not guaranteed and they do not form part of any contract.

We routinely refer clients to both our recommended Legal Firm and a panel of Financial Services Providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee

# Key Features

- For Sale By Public Auction
- Modernisation Required
- Terraced Property
- Two/Three Bedrooms

## Auction Guide £85,000

EPC Rating - E

Tenure - Freehold

Council Tax Band - B

Local Authority -  
Telford And Wrekin