

Because life is

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For Sale

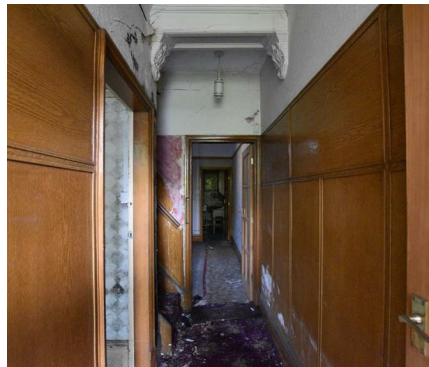


10 Seven Trees Avenue
Blackburn BB1 5NG

£25,000



- For Sale by Auction – T & C's apply
- Subject to an undisclosed Reserve Price
- Reservation Fee applicable
- The Modern Method of Auction



Key Features:

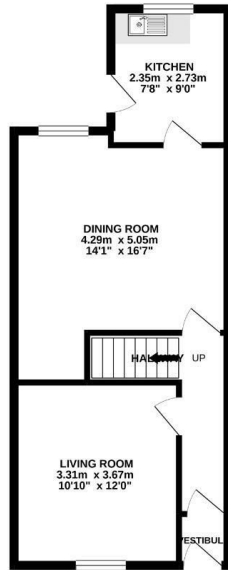
- For Sale by Modern Auction – T & C's apply
- Buyers fees apply
- Fantastic Potential
- Full Renovation Required
- Short Drive To Royal Blackburn Hospital
- Subject to Reserve Price
- 10% deposit payable
- Two Reception Rooms
- Close To Transport Links
- Virtual Tour Available

Tenure: Freehold
EPC Rating: G
Council Tax Band: A



2 BEDROOM House - Terraced

GROUND FLOOR
43.1 sq.m. (464 sq.ft.) approx.



1ST FLOOR
34.3 sq.m. (370 sq.ft.) approx.



TOTAL FLOOR AREA: 77.5 sq.m. (834 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of floor, window, ceiling and wall areas are approximate and not necessarily to scale for any specific construction or site condition. This plan is for illustrative purposes only and should be used as such for the only purpose of purchase. The architect, engineer and draughtsman shown here do not have any liability or guarantee as to their validity or efficiency save to their client.

Main Description:

For Sale by Traditional Auction; Starting Bid Price £25,000 plus Reservation Fee.

SOLD AS SEEN. Auction ends 14th October at 12pm.

The property is set within a new development and boasts huge potential to create and develop the perfect property for a first time buyer or investment opportunity.

The property briefly comprises entrance vestibule, living room, dining room, kitchen, two double bedrooms and a central bathroom housing a three-piece suite comprising low-level WC, pedestal hand wash basin and panelled bath.

The property requires a full renovation but has fantastic potential. There is the possibility of bringing the kitchen into the rear dining room and creating a great family kitchen/diner for entertaining guests.

VIRTUAL TOUR AVAILABLE.



IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property