



Day & Co
ESTATE AGENTS

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Guide Price £155,000

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- For Sale by Auction - T & C's apply
 - Buyers fees apply
 - Semi-Detached House
 - Gardens & Underhouse Garage
- Subject to an undisclosed Reserve Price
 - The Modern Method of Auction
 - Three Bedrooms
 - Awaiting Epc

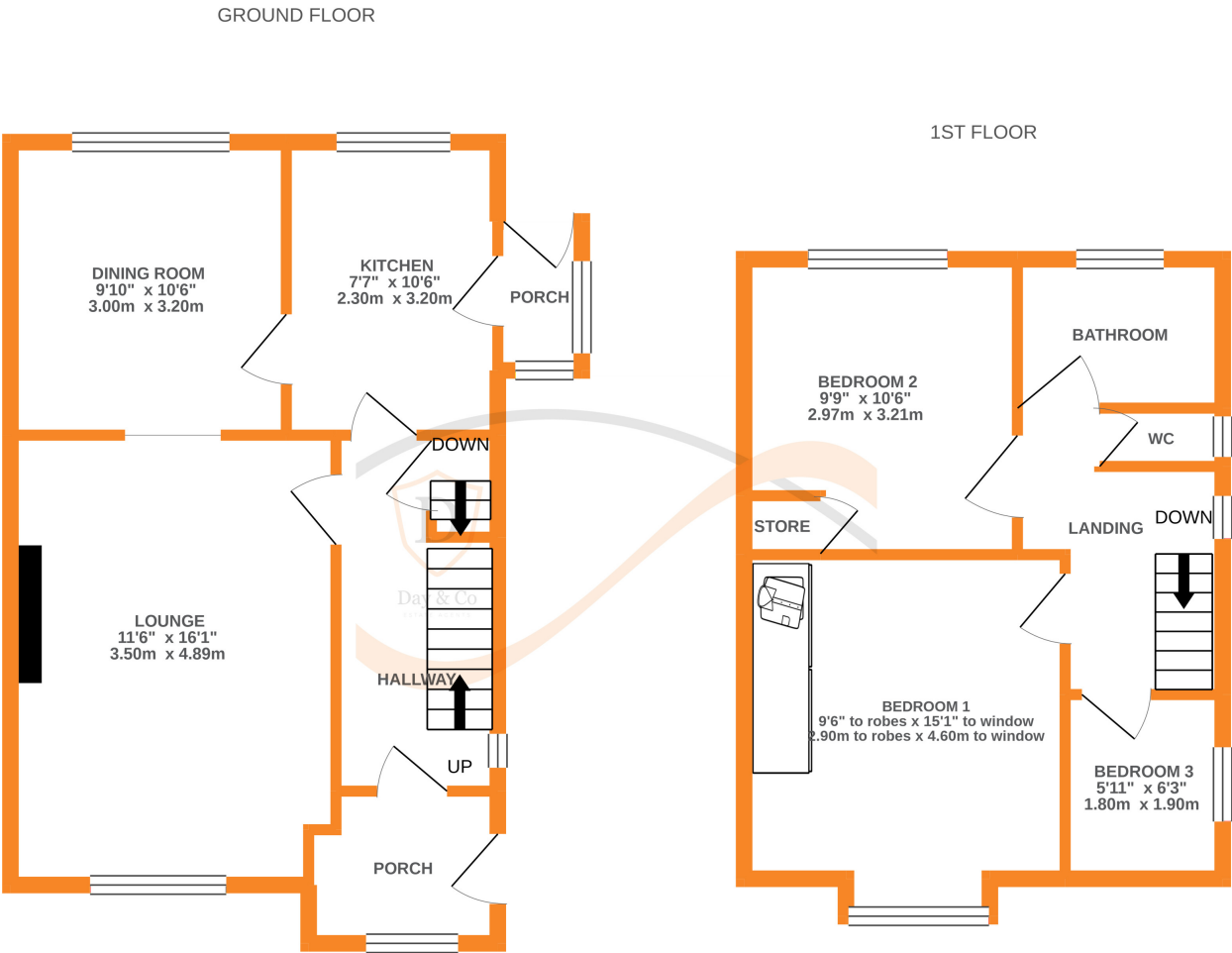
SUMMARY

** For sale by Modern Method of Auction **A 3 bedroom semi-detached house situated in a popular residential location, Gardens To The Rear & Side, Underhouse Garage - OFFERED FOR SALE WITH NO ONWARD CHAIN!! Awaiting EPC This property is for sale by The Great North Property Auction powered by iamsold Ltd

FULL DESCRIPTION

This property is for sale by the Modern Method of Auction. Should you view, offer or bid on the property, your information will be shared with the Auctioneer, iamsold Limited. This method of auction requires both parties to complete the transaction within 56 days of the draft contract for sale being received by the buyers solicitor. This additional time allows buyers to proceed with mortgage finance. The buyer is required to sign a reservation agreement and make payment of a non-refundable Reservation Fee. This being 4.2% of the purchase price including VAT, subject to a minimum of £6,000.00 including VAT. The Reservation Fee is paid in addition to purchase price and will be considered as part of the chargeable consideration for the property in the calculation for stamp duty liability. Buyers will be required to go through an identification verification process with iamsold and provide proof of how the purchase would be funded. This property has a Buyer Information Pack which is a collection of documents in relation to the property. The documents may not tell you everything you need to know about the property, so you are required to complete your own due diligence before bidding. A sample copy of the Reservation Agreement and terms and conditions are also contained within this pack. The buyer will also make payment of £300.00 including VAT towards the preparation cost of the pack, where it has been provided by iamsold. The property is subject to an undisclosed Reserve Price with both the Reserve Price and Starting Bid being subject to change.

A three bedroom semi-detached house situated in a popular residential area with gardens to the rear and side along with an underhouse garage with cellars. Comprises of an entrance porch, hallway, Lounge, Dining room, Kitchen. From the hallway are steps down to the underhouse garage and access to cellars. First floor Landing, Three Bedrooms, Bathroom, Seperate W.C. Outside gardens to the rear and side. Awaiting EPC



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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