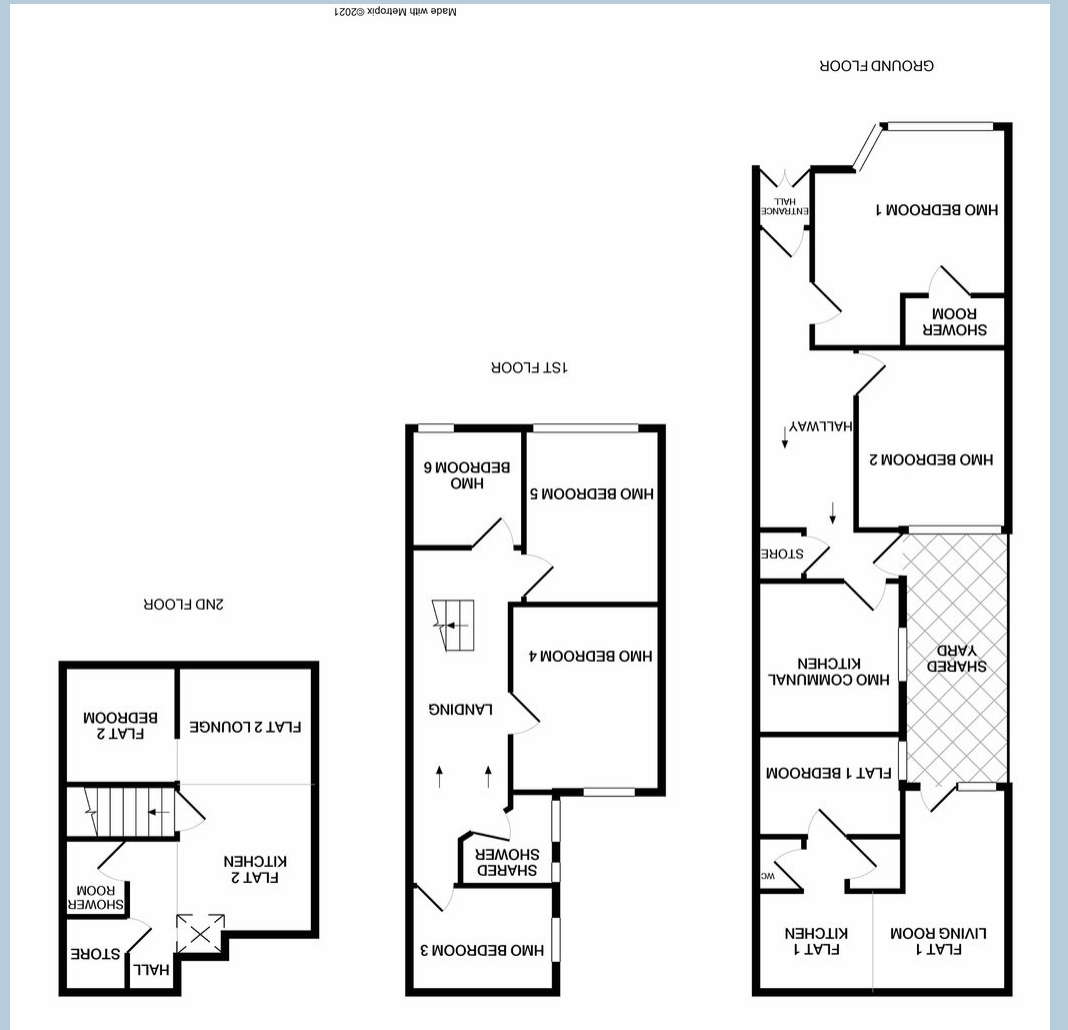


These particulars have been prepared for guidance only. We have not carried out a detailed survey, not tested the services, appliances or specific fittings. Floor plans are not drawn to scale unless stated, measurements and distances are approximate only. Do not rely on them for carpets and furnishings. Photographs are not necessarily current and you should not assume that contents shown are included in the sale.



12 Ashleigh Road Barnstaple

- Impressive & Individual Period Building
- Certificate of Lawful Use for 2 Flats & 6 Bedsits
- Grade II Listed
- 2 Reception Rooms & 8 Bedrooms
- 2 Kitchens & Communal Courtyard
- 4 Shower Rooms
- Residents Permit Parking
- Short Stroll to Town Centre & Amenities
- Fantastic Investment Opportunity
- Being Sold By Online Auction
- Starting Bid £250,000



Starting Bid £250,000 Free

Impressive Period Building Currently Arranged as HMO. Certificate of Lawful Use for 2 Flats & 6 Bedsits. Grade 2 Listed. 2 Reception Rooms. 8 Bedrooms. 2 Kitchens & 4 Bathrooms. Communal courtyard and front garden. Residents permit parking. Short walk to Town Centre & wide range of amenities. Fantastic investment opportunity. Could be converted back into a large dwelling or possibly suit dual occupation. Being Sold by Online Auction. Starting Bid £250,000 - <https://www.pattinson.co.uk/property?id=377573>

Ground Floor

HMO Bed 1
HMO Bed 2
HMO Communal Kitchen
Shared Yard
Store

Ground Floor Flat 1

Living Room
Open Plan Kitchen
Bedroom
Shower Room
Separate W/C
Access to shared yard from living area.

First Floor

HMO Bed 3
HMO Bed 4
HMO Bed 5
HMO Bed 6
Shared Shower

Second Floor/ Loft Flat

Living Room
Kitchen
Bedroom
Shower
Store

Outside

To the front of the property is a small garden area and a pathway which leads to the main entrance door. There is roadside residents parking located close by and to the rear is a shared communal courtyard garden. The access to flat one is via the shared courtyard.

SERVICES

Mains services connected. Gas, Electric & Water.

DIRECTIONS

From Bear Street turn right onto Alexandra Road. Follow road and at roundabout turn left onto Barbican road. Turn left at slip road before Taw Garage and continue onto Ashleigh road. Travel up Ashleigh Road and the property can be found on your right hand side.

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