

LOT

4

By order of the Executors

16 Beacon Down Avenue, Beacon
Park, Plymouth PL2 2RU

Guide Price £75,000*

**SEMI DETACHED DWELLING ARRANGED
AS TWO SELF CONTAINED FLATS**



This semi-detached dwelling has been sub divided into a pair of one bedroom flats one of which has been let on assured shorthold tenancy. We understand that the ground floor is let at £425pcm (£5,100pa). The property is being sold with the benefit of this income. The flats have gas central heating and double glazing. There is a to the rear garden and garage that are included in the tenancy of the ground floor. The property is situated on an established estate off Ham Drive that is approximately two miles from the centre of Plymouth.

IMPORTANT NOTE: THE DEEDS FOR THIS PROPERTY HAVE BEEN LOST AND IT IS AN UNREGISTERED TITLE. ANY INTENDING PURCHASER WILL NEED TO OBTAIN POSSESSORY TITLE AT THEIR OWN COST. THE SELLER WARRANTS TO SUPPLY DOCUMENTS TO ASSIST WITH THE LAND REGISTRY APPLICATION. THE PROPERTY HAS BEEN HEAVILY DISCOUNTED TO ACCOUNT FOR THIS.

ACCOMMODATION

Ground Floor Flat Hall, Lounge, Kitchen, Laundry Room, Bathroom, Bedroom, Garden, Garage.

First Floor Flat Landing, Bedroom, Lounge, Kitchen, Bathroom, Front Garden.

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

Plymouth City Council 01752 668000

Both Flats Council Tax Band A

EPC ratings for the ground floor is Band C and the first floor Band D.

VIEWING TIMES

By appointment through the Auctioneers subject to Government Covid 19 guidelines.

STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN