

LOT
12

By Order of the Executors

Rosedene, Bury Lane, Horsell, Woking GU21 4RR

Guide Price £350,000*

THREE BEDROOM SEMI DETACHED DWELLING IN NEED OF COMPLETE UPDATING THROUGHOUT



This semi detached house is situated in a popular road within a short walk of the local village with its range of shops and cafes. The main centre of Woking with its multiple shopping facilities and main line rail services is within one mile. Further rail services are available at Worplesdon and Brook Wood stations that are both within three miles. Good road links serve the area including the M25 London Orbital Motorway that connects to other major routes and Airports. The dwelling offers three bedroom accommodation with a spacious through living room and kitchen/diner. The house is in need of complete updating and modernisation throughout. There is a good sized garden to the rear and potential for off street parking subject to obtaining any necessary consent required. The property is sold with vacant possession and will be of interest to investment buyers and owner occupiers. **Please note that this lot is not open to pre-auction offers and will not be sold prior to auction under any circumstances. Any intending purchaser must register to bid in order to purchase. We remind all parties that bidding registration closes at 3pm the day before the auction.**

ACCOMMODATION

Entrance Hall, Through Living Room, Kitchen/Breakfast, First Floor Landing, Bedroom One, Bedroom Two, Bedroom Three, Bathroom, Gardens.

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

Woking
Council Tax Band E
EPC pending

VIEWING TIMES

Wednesday 28th May @ 11 – 11.30am
Saturday 31st May @ 12 – 12.30pm
Wednesday 4th June @ 11 – 11.30am
Saturday 7th May @ 12 – 12.30pm

OPEN SESSIONS – NO NEED TO CALL TO BOOK IN

