

3 Ivor Cottages, Victoria Road, Brynteg, Wrexham LL11 6NF

Guide Price £50,000*

MID TERRACED TWO BEDROOM COTTAGE IN NEED OF MODERNISATION



The property is located within walking distance of the centre of Brynteg with its local station. The centre of Wrexham for main shopping facilities and main line rail services at Wrexham General Station and Wrexham Central Station is within two miles. Good road links are easily accessible connecting into England and neighbouring areas. The property is a centre terraced cottage with two bedrooms and two reception rooms. The property benefits from gas fired central heating and double glazing although it is in need of updating and modernisation throughout. There is a good sized garden to the rear. The property is sold with full 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 CLOSSES AT 3pm THE DAY BEFORE THE AUCTION.**

ACCOMMODATION

Front Reception Room, Rear Reception Room, Kitchen, Landing, Bedroom One, Bedroom Two, Bathroom, Garden.

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

Wrexham
Council tax Band B
EPC rating: C

VIEWING TIMES

Thursday 28th August @ 11.30 – 12 noon
Saturday 6th September @ 10.30 – 11am
Thursday 11th September @ 11.30 – 12 noon
OPEN SESSIONS – NO NEED TO BOOK IN



STARTING BID

FINAL BID

NOTES

☐ SOLD ☐ UNSOLD ☐ SOLD PRIOR ☐ WITHDRAWN