



## 2 bed flat to buy in BS23

10-14 Upper Church Road,  
Weston-super-Mare, Somerset, BS23 2DT

**£75,000** Starting Bid

🏠 x2 🚗 x1 🚲 x1

Tenure

**Leasehold**

Allocated parking

## Property features

- ✓ Auction Property. Starting Bid
- ✓ Being Sold Via Secure Sale Online Bidding. Terms & Conditions Apply.
- ✓ Two Bedrooms
- ✓ Balcony
- ✓ EPC Rating D

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Electric
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTP (fibre to the premises)
- ✓ Mobile signal: Good

## Description

Being sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £80,000

Communal entrance

Communal front entrance door. Stairs rising to all floors. Door into;

Hallway

Airing cupboard housing hot water tank, with shelving. Storage cupboard with power. Radiator. BT point. Doors leading to all rooms.

Cloakroom

Low level W. Extractor fan.

Living room - 20'3" (6.17M) x 12'11" (3.94M)

Front aspect floor to ceiling uPVC double glazed windows and door leading to front balcony. Smooth ceiling. Central lights. TV and BT points. Radiator.

Kitchen - 9'1" (2.77M) x 7'8" (2.34M)

Fitted with a range of eye and base level units with work surfaces over. Inset sink. Partially tiled walls. Space for cooker and fridge freezer. Space and plumbing for washing machine or alternatively a dishwasher. Radiator.

Bedroom one - 13'4" (4.06M) x 10'6" (3.2M)

Rear aspect uPVC double glazed window. Smooth ceiling. Central light. Radiator.

Bedroom two - 13'4" (4.06M) x 7'5" (2.26M)

Rear aspect uPVC double glazed window. Smooth ceiling. Central light. Storage cupboard. Wall mounted heater.

Bathroom - 6'3" (1.91M) x 4'6" (1.37M)

Partially tiled walls. Panel bath with electric shower over. Low level W. Wash hand basin. Shaver point.

#### Outside

Unallocated off road parking to the front.

#### Agents notes

Lease /Maintenance charges/Ground Rent TBC

#### Directions

The postcode for the property is . If you require further information, please call the office on .

#### Money laundering regulations 2017

Intending purchasers will be asked to produce identification, proof of address and proof of financial status when an offer is received. We would ask for your cooperation in order that there will be no delay in agreeing the sale.

#### Agents disclosure

Saxons have not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. to the Tenure of a Property are based on information supplied by the Seller. Saxons have not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

#### Auctioneers comments

#### Notice

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 948

Price: Starting Bid £75,000

Property Type: Flat

Parking: Allocated

Construction materials: Stone built

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Electric

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTP (fibre to the premises)

Mobile signal coverage: Good

**First Floor**



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-100) <b>A</b>			
(81-91) <b>B</b>			81
(69-80) <b>C</b>			
(55-68) <b>D</b>		64	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC	

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Contact your local branch today for more information on this property:

**107 London Road, Headington, Oxford, Oxfordshire, OX3 9HZ, [www.chancellors.co.uk](http://www.chancellors.co.uk)**

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