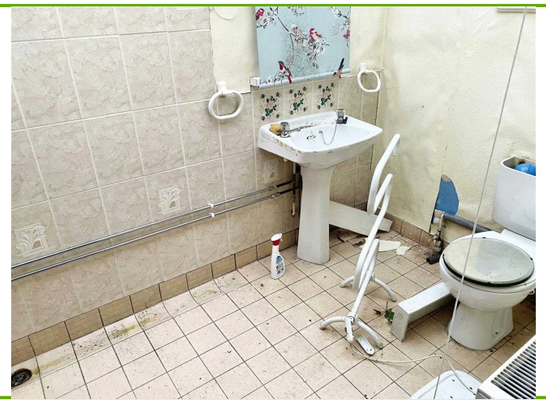
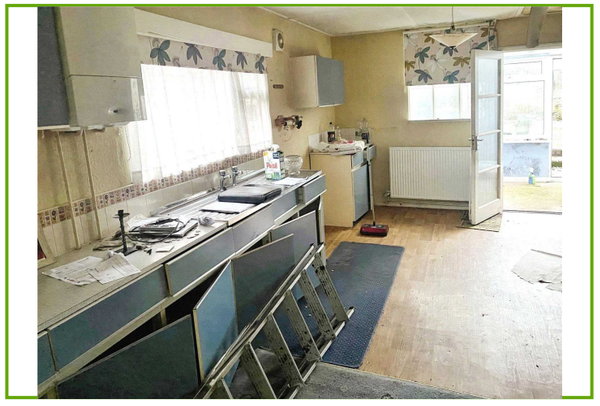
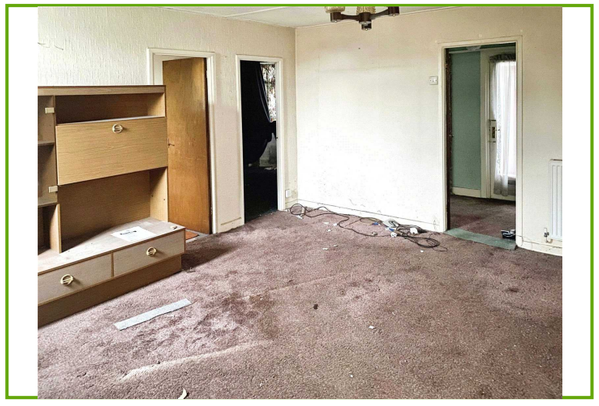


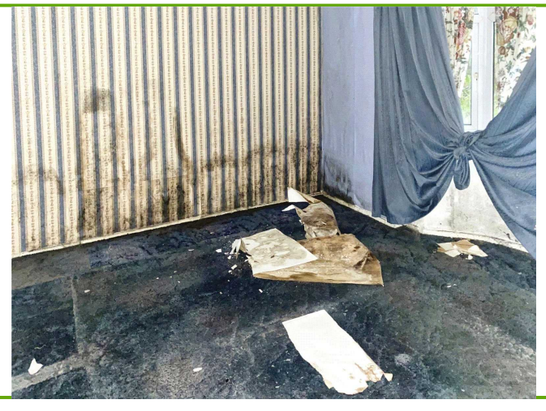


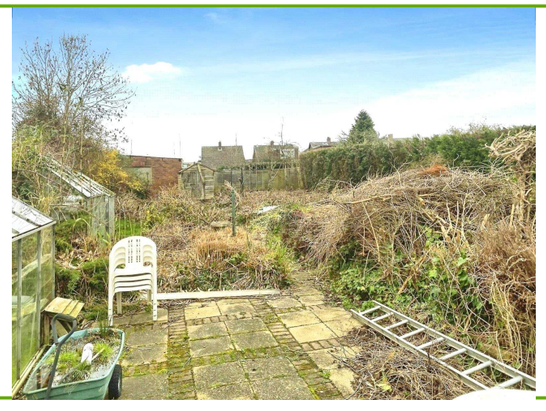












Ashby Road, Moira, Swadlincote,
Leicestershire, DE12

Guide Price: £130,000

Tenure: Freehold

YOUR MOVE

your-move.co.uk

The Property Ombudsman

Ashby Road, Moira, Swadlincote, Leicestershire, DE12

Guide Price: £130,000 Tenure: Freehold

Council Tax Band: C
EPC Rating: E
Local Authority: North West Leicestershire

Other important information which you will need to know about this property can be found at your-move.co.uk

MODERN METHOD OF SALE - STARTING BIDS FROM £140,000 - - CASH BUYERS ONLY !!
A detached 2-bedroom bungalow in Moira, Swadlincote, offered with no chain and driveway parking, requiring renovation and with potential as a building plot (subject to consent), in a village location with good access to local amenities, green spaces and transport links.

Description
STARTING BIDS FROM £140,000 - CASH BUYERS ONLY !! This property is for sale by the Modern Method of Auction, meaning the buyer and seller are to Complete within 56 days (the "Reservation Period"). Interested parties personal data will be shared with the Auctioneer (iamsold).
If considering buying with a mortgage, inspect and consider the property carefully with your lender before bidding.
A Buyer Information Pack is provided. The winning bidder will pay £349.00 including VAT for this pack which you must view before bidding.
The buyer signs a Reservation Agreement and makes payment of a non-refundable Reservation Fee of 4.50% of the purchase price including VAT, subject to a minimum of £6,600.00 including VAT. This is paid to reserve the property to the buyer during the Reservation Period and is paid in addition to the purchase price. This is considered within calculations for Stamp Duty Land Tax.
Services may be recommended by the Agent or Auctioneer in which they will receive payment from the service provider if the service is taken. Payment varies but will be no more than £450.00. These services are optional.

This detached 2-bedroom bungalow is for sale in Moira, Swadlincote, and is suited to investors, offering accommodation that needs renovation and presenting potential as a building plot, subject to any necessary consents. The property includes two double bedrooms, one bathroom, a reception room and a kitchen, together with a driveway providing parking. It is offered with no chain. The EPC rating is E and the council tax band is C.

Moira is known for its access to green spaces, walking routes and cycling routes. The National Forest attractions, including Moira Furnace Museum and nearby Hicks Lodge, offer a range of leisure trails and outdoor activities. Local amenities in and around Moira and Swadlincote include shops, cafés, pubs and everyday services.
This bungalow may appeal to buyers seeking a project in a location with local amenities and access to open green spaces.

Entrance Hall
5'4" x 5' (1.63m x 1.52m)

Lounge
15'1" x 14'3" (4.6m x 4.34m)
Spacious lounge.

Kitchen/Dining Room
19'7" x 12'3" (5.97m x 3.73m)

Wetroom
8'3" x 5'6" (2.51m x 1.68m)

Bathroom

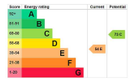
Bedroom One
12'1" x 10'2" (3.68m x 3.1m)
Double bedroom.

Bedroom Two
12'2" x 9'8" (3.7m x 2.95m)
Double bedroom.

Garden
Generous garden space.

Agents Note:
Please note that the deeds are not available for the property and there maybe some restraints on the land.

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For full EPC please contact the branch.

All measurements are approximate and have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause: measurements are approximate. Not to Scale. For illustrative purposes only.



Floor Plan

Total floor area 119.2 m² (1,283 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

Other important information about this property that you need to know can be found at your-move.co.uk

We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Your Move.