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LOT

## Manchester

### 13 Crofton Street, Rusholme, Greater Manchester M14 4DX

#### BY ORDER OF RECEIVERS

A Freehold Mid Terrace House subject to an Assured Shorthold Tenancy

#### Tenure

Freehold.

#### Location

Crofton Street is located approximately two miles to the south of Manchester city centre and the property is situated to the south of its junction with Great Western Street. Local shops, schools, bus services and a hospital are available whilst the more extensive facilities of Manchester are accessible to the north.

#### Description

The property comprises a mid terrace house arranged over ground and first floors beneath a pitched roof.



#### Accommodation

The property was not internally inspected by Allsop. The following information was supplied by the Seller. We are informed that the property provides:

**Two Bedroom Accommodation and Box Room**

#### Tenancy

The property is subject to an Assured Shorthold Tenancy for a term of 12 months from 14th August 2015 at a current rent of £650 per calendar month.

**Current Rent Reserved £7,800 per annum (equivalent)**

**INVESTMENT – Freehold House**

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## Manchester

### 184 Acomb Street, Greater Manchester M14 4DZ

#### BY ORDER OF RECEIVERS

A Freehold Mid Terrace House subject to an Assured Shorthold Tenancy

#### Tenure

Freehold.

#### Location

Acomb Street is located approximately two miles to the south of Manchester city centre and the property is situated to the south of its junction with Great Western Street. Local shops, schools, bus services and hospital are available whilst the more extensive facilities of Manchester are accessible to the north.

#### Description

The property comprises a mid terrace house arranged over ground and first floors beneath a pitched roof.



#### Accommodation

The property was not internally inspected by Allsop. The following information was supplied by the Seller. We are informed that the property provides:

**Two Bedroom Accommodation and Box Room**

#### Tenancy

The property is subject to an Assured Shorthold Tenancy for a term of 11 months from 1st August 2014 at a current rent of £7,800 per annum.

**Current Rent Reserved £7,800 per annum (equivalent)**

**INVESTMENT – Freehold House**

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## Southport

### Flat 9, 49 Queens Road, Merseyside PR9 9HB

A Leasehold Self-Contained Second Floor Flat subject to an Assured Shorthold Tenancy

#### Tenure

Leasehold. The property is held on a lease for a term of 999 years from 8th March 1999 (thus having approximately 983 years unexpired) at a current ground rent of £30 per annum.

#### Location

The property is located near the centre of Southport and is situated to the north-east of its junction with Manchester Road. Local shops, schools, college and bus services are provided nearby whilst the more extensive facilities of Southport are available just slightly further west, providing a wider choice of shops, schools and Southport Rail Station.

#### Description

The property comprises a self-contained second floor flat situated within a purpose built block arranged over ground and two upper floors beneath a pitched roof. The property benefits from designated parking.



#### Accommodation

**Second Floor – Two Bedrooms, Kitchen, Reception Room, Bathroom/WC**

#### Tenancy

The property is subject to an Assured Shorthold Tenancy for a term of 6 months from 23rd October 2011 (Holding over).

#### To View

The property will be open for viewing on Tuesday 26th May between 4.00 – 4.30 p.m. (Ref: MW).

**Current Gross Rent Reserved £5,720 per annum (equivalent)**

**INVESTMENT – Leasehold Flat**

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## Bishop Auckland

### 15 South View, Coundon, County Durham DL14 8NB

A Freehold Mid Terrace House subject to an Assured Shorthold Tenancy

#### Tenure

Freehold.

#### Location

South View lies to the south of Collingwood Street and within Coundon, which is situated approximately three miles to the east of Bishop Auckland. Local shops, schools and bus services are provided close to the property whilst the further and more extensive facilities of Bishop Auckland and the city of Durham are also easily accessible. Rail services run from Bishop Auckland Station and the nearby A689 provides access to the A1(M) Motorway.

#### Description

The property comprises a mid terrace house arranged over ground and first floors beneath a pitched roof. The property has a front garden and a rear yard and benefits from double glazing and gas-fired central heating. The property overlooks allotment gardens and farmland to the rear.



#### Accommodation

The property was not internally inspected by Allsop. The following information was provided by the Seller. We are informed that the property provides:

**Ground Floor – Reception Room, Kitchen  
First Floor – Two Bedrooms, Bathroom**

#### Tenancy

The property is subject to an Assured Shorthold Tenancy for a term of two years from 17th April 2014 at a current rent of £80 per week.

**Current Rent Reserved £4,160 per annum (equivalent)**

**INVESTMENT – Freehold House**

Prospective buyers are strongly advised to read the Auctioneers' Notices Part One and Part Two and all applicable conditions of sale and addenda.

To request Legal Documents, Special Conditions of Sale and any Errata/Addenda please refer to pages 3, 8 and visit [www.allsop.co.uk](http://www.allsop.co.uk).

**BUYER'S FEE:** The successful Buyer will be required to pay to the Auctioneers a buyer's fee of £750 (including VAT) upon exchange of sale memoranda.