

Liverpool

85 Adcote Road, Merseyside L14 0LN

BY ORDER OF A HOUSING ASSOCIATION

Tenure
Freehold.

Location
The property is situated on the north-west side of Adcote Road, next to its junction with Grovehurst Avenue. Shops are available to the north-west along Dovecot Avenue, with a more extensive range of shops and other facilities being available in Liverpool city centre. Rail services run from Roby Station approximately 1.4 miles to the south-east. The open spaces of Dovecot Park and Jubilee Park are within easy access. The M62 Motorway is to the south-east.

Description
The property comprises an end of terrace house arranged over ground and first floors beneath a pitched roof. The property benefits from a front yard, rear garden and off-street parking.

A Freehold End of Terrace House

Accommodation
Ground Floor – Reception Room, Kitchen, Bathroom/WC
First Floor – Three Bedrooms

To View
The property will be open for viewing every Monday and Thursday before the Auction between 2.00 – 2.30 p.m.
These are open viewing times with no need to register. (Ref: MW).

Vacant Possession

VACANT – Freehold House



228
LOT

Pembroke Dock

Flat 1 (Lot 229) and Flat 3 (Lot 230), Ashleigh House, Victoria Road, Pembrokeshire SA72 6XJ

Tenure
Leasehold. Each property will be held on a new lease for a term of 125 years from completion at a ground rent of £150 per annum.

Location
The property is situated on Victoria Road, at its junction with Pembroke Street. Local amenities are available in Pembroke Dock. Pembroke Dock Rail Station is approximately 0.7 miles to the north-east. The B4322 provides access to the A477 and in turn the A40 and A48. South Pembrokeshire Hospital, Golf Club, port and beaches are close by.

Description
The property comprises two self-contained ground floor flats situated in a corner building arranged over lower ground, ground and two upper floors beneath a pitched roof. The flats will be offered individually as two separate lots.

Two Leasehold Self-Contained Ground Floor Studio Flats. To be offered individually

Accommodation
The property was not internally inspected by Allsop. The information in the schedule of Accommodation and Tenancies set out below was provided by the Joint Auctioneer.

Lot	Flat	Floor	Accommodation
229	1	Ground	Reception Room/Bedroom, Kitchen, Bathroom with WC and wash basin. Entry phone system (not tested)
230	3	Ground	Reception Room/Bedroom, Kitchen, Bathroom with WC and wash basin. Entry phone system (not tested)

To View
Please call the Joint Auctioneer.
Surelet (Ref: RL).
Tel: 01267 240081.

Seller's Solicitor
Messrs Morgan Ellis (Ref: ST).
Tel: 01267 600321.
Email: stuart@morganellis.co.uk

Vacant Possession

VACANT – Two
Leasehold Flats



229-230
LOTS