



£320,000 Offers In Excess Of

Oakley Close, Chingford, London, E4

Semi-Detached House | 2 Bedrooms | 1 Bathroom

02080505452



www.lysshomes.co.uk



Step Inside

Key Features

- Two bedroom house
- One bathroom
- Chain free
- Modern method of auction
- Beautiful garden
- Allocated parking space
- Close to Larkwood Forest
- In need of modernisation - perfect to create a new home
- Rear and side garden - potential to extend (STPP)
- Excellent bus and train links

Property Description

MODERN METHOD OF AUCTION We are delighted to bring to market this two bedroom end of terrace house in Chingford. The property benefits from a double width plot and has a lovely rear and side garden with plenty of greenery to offer privacy. The property consists of a spacious living area and a separate kitchen on the ground floor. The first floor comprises two bedrooms and a bathroom. The property requires modernisation so for those who enjoy a project and want to create a home to their own taste, this would be an ideal purchase. Another benefit is the potential to extend to the rear and to the side of the house, subject to planning permission.

Main Particulars

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KEY INFORMATION

- Being sold by Online Auction
- Buyer's fee applies
- Buy it now option available

***This property is for sale via Modern Method of Auction. This is a flexible buyer-friendly method of purchase. The purchaser will have 56 working days to exchange and complete once the draft contract has been issued by the vendors solicitor. Allowing the additional time to exchange and complete on the property means interested parties can proceed with traditional residential finance. Upon close of a successful auction or if the vendor accepts an offer during the auction, the buyer will be required to put down a non-refundable reservation fee. The fee will be a fixed fee including the VAT - this secures the transaction and takes the property off the market. The buyer will be required to agree to our terms and conditions prior to solicitors being instructed. If you require a copy of these documents, or for further information, please contact the Online Auction team at GOTO Group.

Please note this property is subject to an undisclosed Reserve Price which is typically no more than 10% in excess of the Starting Bid. Both the Starting Bid and Reserve Price can be subject to change. Our primary duty of care is to the vendor. Terms and conditions apply to the Modern Method of Auction, which is operated by GOTO Auctions.

To book a viewing contact Lyss Homes

Upon close of a successful auction or if the vendor accepts an offer during the auction, the buyer will be required to make payment of a non-refundable Buyer's Premium of £6600 including VAT and a Legal Pack Fee of £354 including VAT. This secures the transaction and takes the property off the market.



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The house is very pleasantly situated in an elevated position, on a larger than average plot. It is set amongst a secluded and mature landscaped garden to the rear and side, with a leafy outlook towards the magnificent old oak tree which the development was built around.

Words from the owner





Image not found

This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

Telephone: 02080505452



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