

Halsall Lane, Ormskirk, L39 3AS
By auction £130,000

Being Sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £130,000
We are delighted to offer for Sale this beautiful character two bedroom end terraced cottage, just a short walk from Ormskirk town centre. The accommodation briefly comprises; living room with original sandstone inglenook fireplace, and dining kitchen. To the first floor there are two bedrooms and a bathroom. Outside there is a decked rear yard with brick built store, access to a rear garden, cellar and off road parking. The property also benefits from latched internal doors in keeping with the age of the property, uPVC double glazing and gas central heating and the added advantage of no ongoing chain. Viewing recommended.







Additional Information
Tenure : Freehold
Council Tax Band : B
Local Authority : West Lancs

Agents Note
Every care has been taken with the preparation of these Sales Particulars, but they are for general guidance only and do not form part of any contract. The mention of any appliances, fixtures or fittings does not imply they are in working order or are included in the Sale. Photographs are reproduced for general information and all dimensions are approximate.
We are not qualified to verify tenure of the property and have assumed that the information given to us by the Vendor is accurate.
Prospective purchasers should always obtain clarification from their own solicitor, or verify the tenure of this property for themselves by visiting www.gov.uk/government/organisations/land-registry.

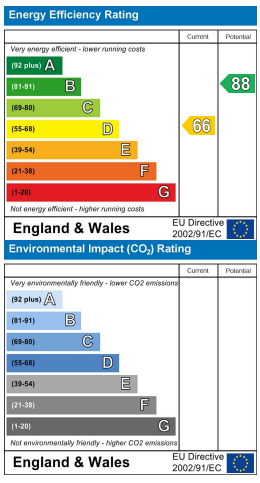
Auctioneers Coments
Auctioneers Additional Comments
Pattinson Auction are working in Partnership with the marketing agent on this online auction sale and are referred to below as 'The Auctioneer'.
This auction lot is being sold either under conditional (Modern) or unconditional (Traditional) auction terms and overseen by the auctioneer in partnership with the marketing agent.
The property is available to be viewed strictly by appointment only via the Marketing Agent or The Auctioneer. Bids can be made via the Marketing Agents or via The Auctioneers website.
Please be aware that any enquiry, bid or viewing of the subject property will require your details being shared between both any marketing agent and The Auctioneer in order that all matters can be dealt with effectively.
The property is being sold via a transparent online auction.
In order to submit a bid upon any property being marketed by The Auctioneer, all bidders/buyers will be required to adhere to a verification of identity process in accordance with Anti Money Laundering procedures. Bids can be submitted at any time and from anywhere.
Our verification process is in place to ensure that AML procedure are carried out in accordance with the law.
The advertised price is commonly referred to as a ‘Starting Bid’ or ‘Guide Price’ and is accompanied by a ‘Reserve Price’. The ‘Reserve Price’ is confidential to the seller and the auctioneer and will typically be within a range above or below 10% of the ‘Guide Price’ / ‘Starting Bid’.











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The Property Ombudsman