





📍 34 Austin Close, Frome, BA11 5AY

📄 Auction Guide £65,000

- For Sale by Online Auction
- Thursday 12th February 2026
- Lot 31
- Guide Price £65,000+

🏠 Flying Freehold

🏠 EPC Rating C





LOT 31  
FOR SALE BY ONLINE AUCTION  
THURSDAY 12th FEBRUARY 2026  
GUIDE PRICE £65,000+

1 Bedroom ground floor flat in need of modernisation and situated in a mature residential area. Ideal investment or first time buy.

Frome is a historic market town, just under 13 miles from Bath and surrounded by beautiful countryside. The town has many amenities, including good schools, two theatres, a cinema, and a station with rail links to Bath, Bristol and London Paddington.

The accommodation comprises; entrance hall, lounge, kitchen, bedroom and bathroom. The property has double glazing and gas central heating.

Externally there are communal gardens to the front and rear. On street parking is available on a 'first come first served' basis.

In good order the property could achieve a rental income in the region of £10,000 per annum.

#### **Situation & Description**

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#### **Viewings**

To arrange a viewing, contact: Trowbridge Office on 01225 617030

There will be numerous pre-arranged open house viewing slots lasting for 30 minutes and you can book in by contacting the Auctioneers.

If you have any concerns with viewings, please contact the relevant Strakers office and we would be happy to discuss them with you and hopefully put you at ease.

#### **Online Auction**

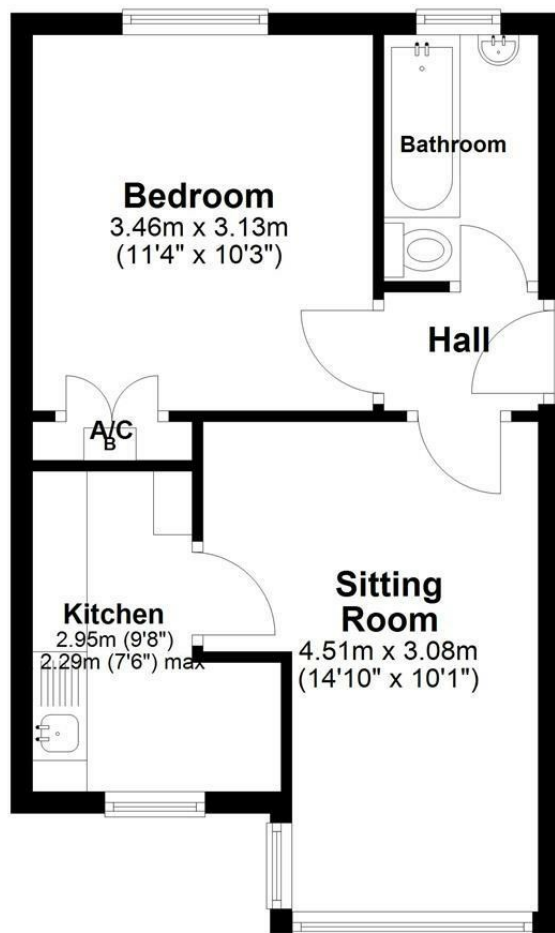
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When the auction opens at 8am the day of the auction, you will be able to place bids in line with the pre-determined bid increment levels, using the bid increase (+) and decrease (-) buttons provided. It is recommended you check your web browser will allow you to bid in good time as some browsers' security can block the ability to bid. We recommend using Google Chrome when possible.



## Ground Floor

Approx. 34.9 sq. metres (375.7 sq. feet)



Total area: approx. 34.9 sq. metres (375.7 sq. feet)

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