



BOULTONS



£20,000

Mayfield Street Wigan Manchester M46 0BF

Sale of ground rents, Pool House Mayfield Street, Wigan, Manchester, M46 0BF

OPENING 6th October 12:00PM - CLOSING 7th October 12:00PM

FOR SALE BY WAY OF A TRADITIONAL AUCTION ALTHOUGH AVAILABLE TO BID VIA AN ONLINE AUCTION PLATFORM. JUST VISIT OUR WEBSITE, REGISTER, VIEW THE LEGAL PACK AND BID.

A exciting investment opportunity comprising a portfolio of modern secured ground rents producing £2375 annually from 19 apartments let on long leases.

Constructed circa 2007/2008 with approximately 980 years remaining from a 999 year lease. Title number MAN77723.

GENERAL INFORMATION.

Ground rent portfolio producing £2375 per annum made up of 19 apartments let on long leases within a modern apartment block built circuit 2007/2008.

A portfolio of modern secured ground rents secured to 19 apartments in a block built circa 2007/2008. The ground rents are £125 per unit with the gross income receivable amounting to £2375 per annum. The dwellings are let on long leases from 2007 with approximately 980 years unexpired.

The Property are held on the title Number MAN77723.

GUIDE PRICE

***GUIDE PRICE:** This is an estimate of the likely range of selling price and is set at the commencement of marketing. The guide price may change during the marketing period. **RESERVE PRICE:** This is agreed with the Auctioneer prior to the auction and will not be disclosed to the public. The reserve price is the lowest figure at which the property is available for sale at the auction. If the lot is not sold at the auction then the property may be available for sale afterwards at a higher or lower figure. See online catalogue for full explanation.

HOLDING FEE

£300 of your holding deposit fee will be used to cover banking costs and does not contribute towards your deposit.

CONTRACT INFORMATION

We draw your attention to the Special Conditions of Sale

within the Legal Pack, referring to other charges in addition to the purchase price which will become payable. Such costs may include Search Fees, reimbursement of Sellers costs and Legal Fees, and Transfer Fees amongst others.

You must register online to inspect the documents prior to bidding.

The completion date as per the Common Auction Conditions online is 20 business days from the fall of the electronic hammer.

AUCTION INFORMATION

SALE DATE 6TH OCTOBER 12:00PM OPEN TO BID FOR 24 HOURS: Closing bids on 7TH 12:00PM or before

Buying at auction is a contractual commitment, you are legally obliged to buy the lot on the terms of the sale memorandum at the price you bid. If you are the successful bidder, you are required to pay the deposit and auction fees immediately. As agent for the seller, we treat any failure to satisfy your obligations as your repudiation of the contract and the seller may then have a claim against you for breach of contract. You must not bid unless you wish to be bound by the common conditions of auction. ***Please be aware there may be additional fees payable on top of the final sale price. These include and are not limited to administration charges and buyer's premium fees payable on exchange, and disbursements payable on completion. Please ensure you check the property information page for a list of any relevant additional fees as well as reading the legal pack for any disbursements.***

VISIT OUR WEBSITE TO REGISTER & BID

Directions

