



33 Harrow Road

Armthorpe, Doncaster, DN3 3HU

£100,000

FOR SALE BY MODERN METHOD OF AUCTION: This semi-detached bungalow presents a unique opportunity for those looking to create their dream home. With a spacious reception room, two well-proportioned bedrooms, plus attic room and sun room, the property offers a versatile layout that can be tailored to suit your lifestyle. In need of full renovation throughout, allowing you to put your personal stamp on every corner. This blank canvas is perfect for those with a vision, making it an exciting project for both first-time buyers and seasoned renovators alike. Outside, the property boasts a driveway and carport, providing convenient parking for one vehicle. The location is particularly advantageous, as it is situated close to local amenities, ensuring that everyday necessities are just a stone's throw away.

Auctioneer Comments: This property is for sale by Modern Method of Auction allowing the buyer and seller to complete within a 56 Day Reservation Period. Interested parties' personal data will be shared with the Auctioneer (iamsold Ltd). If considering a mortgage, inspect and consider the property carefully with your lender before bidding. A Buyer Information Pack is provided. The buyer is responsible for the Pack fee. For the most recent information on the Buyer Information Pack fee, please contact the iamsold team. The buyer signs a Reservation Agreement and makes payment of a Non- Refundable Reservation Fee of 4.2% of the purchase price including VAT, subject to a minimum of £6,600 inc. VAT. This Fee is paid to reserve the property to the buyer during the Reservation Period and is paid in addition to the purchase price. The Fee is considered within calculations for stamp duty. Services may be recommended by the Agent/Auctioneer in which they will receive payment from the service provider if the service is taken. Payment varies but will be no more than £960 inc.VAT. These services are optional.

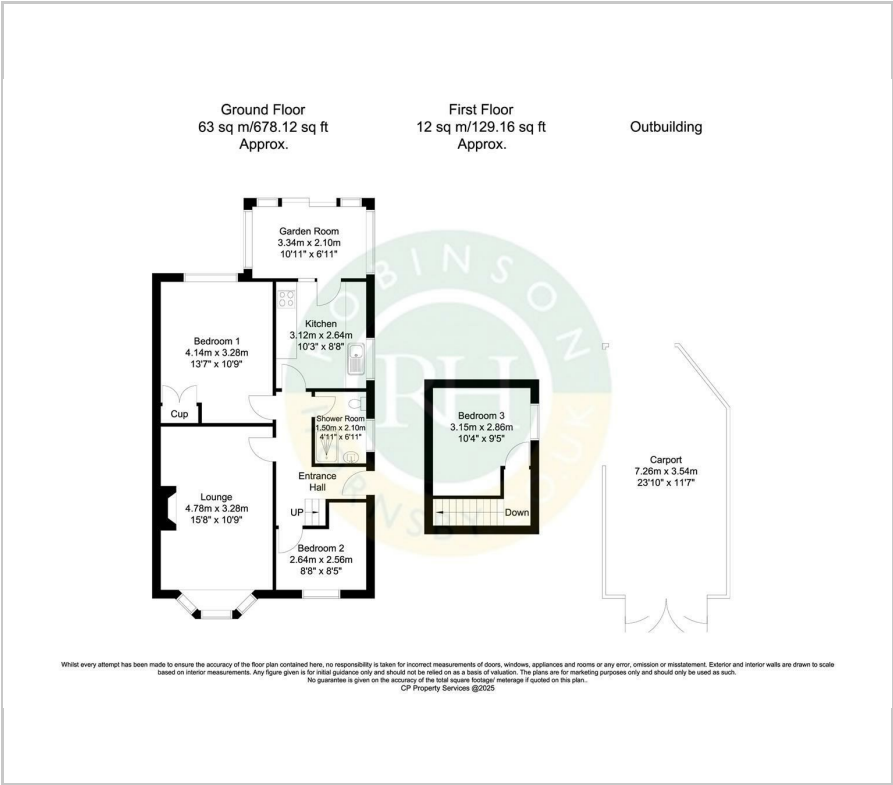
- NO ONWARD CHAIN
- Two bedroom semi detached bungalow with garden room and attic room
- In need of full renovation, making an ideal project / investment opportunity
- Driveway and off road parking for two vehicles
- Front and rear gardens
- For Sale by Modern Auction – T & C's apply
- Subject to Reserve Price
- Buyers fees apply
- The Modern Method of Auction
- Close to amenities and motorway connections

Viewing

Please contact our Office on 01302 751616 if you wish to arrange a viewing appointment for this property or require further information.



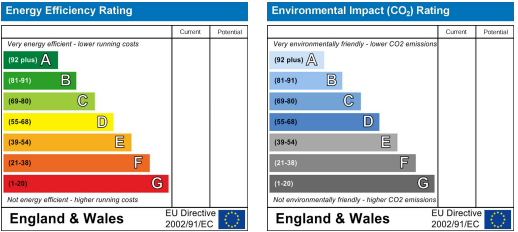
Floor Plan



Area Map



Energy Efficiency Graph



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