



All enquiries Ref: James Paterson



- Freehold two floor semi-detached house requiring modernisation
- Full vacant possession

Location:

The property is situated on Marlbrook Road between its junctions with Merestone Road and Laysters Avenue. Public transport links include Hereford mainline rail station together with a network of local bus services serving the surrounding vicinity. Road links include the A49 and A465. An extensive range of shops, bars, cafes and restaurants can be found locally in Hereford City Centre. Recreational pursuits can be found locally at the open spaces of Redhill Playing Fields and the wider grounds surrounding the River Wye corridor.

Description:

Freehold semi-detached house arranged over ground and first floors requiring modernisation.

Accommodation:

First floor: Three bedrooms, bathroom/WC
Ground floor: Reception room, kitchen, entrance hallway
Outside: Front and rear gardens

Gross Internal Area GIA (Source: EPC)

Approximately 76 sq m (818 sq ft)

EPC rating: D

Council Tax Band: B

To view:

Strictly by arrangement with the auctioneer. Please see important advice for viewers on page 19 of this catalogue.

