

# Addendum



## Auction: 05 September 2023

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Addendum as of 05 September 2023

Lot	Address	Amendment
2	21 Beveridge Street, Barrow upon Soar, Loughborough, Leicestershire LE12 8PL	The property is within a conservation area. We are advised part of the outbuilding is owned by 19 Beveridge Street, and they have a right of way over the property to access the outbuilding. Prospective buyers should refer to the Title Deeds contained within the legal pack for the details and are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
3	Land and Former Barn, On the south side of Old Road, Darley Dale DE4 2ER	Completion Date: 03.10.2023
7	2 Sanderson Road, Chaddesden, Derby DE21 6QW	Completion Date: 25.09.2023
8	23 Scarsdale Avenue, Allestree, Derby DE22 2LA	Postponed
9	40 Carlisle Street, Birmingham, West Midlands B18 7EW	Completion Date: 03.10.2023
12	315 High Street North, Manor Park, London E12 6SL	Withdrawn
13	4 Wheal Harmony, Redruth TR15 1EE	Completion Date: 19.09.2023 New guide price: £90,000+
14	Land Off Merestone Road, Corby NN18 8DH	Completion Date: 03.10.2023

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Lot	Address	Amendment
15	36 Pells Close, Fleckney, Leicester, Leicestershire LE8 8TJ	Postponed
16	22 Schofield Road, Loughborough LE11 4QJ	Completion Date 26.09.2023 New guide price: £125,000+
18	126 Colman Avenue, Wolverhampton WV11 3RU	Postponed
19	118 Two Gates, Halesowen B63 2JR	Completion Date 12.10.2023 New guide price: £135,000+
20	12 Sledmore Road, Dudley DY2 8DX	Completion Date 12.10.2023 New guide price: £145,000+
21	10 Marcos Drive, Birmingham B36 9ND	Completion Date 12.10.2023 New guide price: £120,000+
22	189 Nuthurst Road, Birmingham B31 4TG	Completion Date 12.10.2023 New guide price: £130,000+
23	18 Borrowdale Grove, Birmingham B31 5QN	Completion Date 12.10.2023 New guide price: £135,000+

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Lot	Address	Amendment
24	1 Preston Road, Upper Norwood, London SE19 3HG	New guide price: £600,000+
25	130 St. Katherines Road, Exeter EX4 7JJ	New guide price: £190,000+
26	15 Poole Street, Allenton, Derby DE24 9DA	Postponed
29	Land and Garages adj Holmefield Arms Pub, Station Road, Whitwell, Worksop S80 4RT	Completion Date: 03.10.2023
30	Fullerton View, 3 Stainton Street, Denaby Main, Doncaster DN12 4AP	New guide price: £120,000+
31	20 Kilner Court, Denaby Main, Doncaster DN12 4DH	Completion Date: 03.10.2023
33	12 Hollow Crescent, Coventry, Coventry, West Midlands CV6 1NT	Sold Prior
36	14 Whitwick Way, Leicester, Leicestershire LE3 9TG	New guide price: £100,000+

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Lot	Address	Amendment
39	Vine Cottage, 2 Sarson Street, Quorn, Loughborough, Leicestershire LE12 8EA	Postponed
40	21 Babelake Street, Packington, Ashby-De-La-Zouch, Leicestershire LE65 1WD	Completion Date 03.10.2023
43	12 Avenue South, Earl Shilton, Leicester LE9 7AB	Completion Date 12.10.2023 New guide price: £135,000+
44	10 Sandford Avenue, Rowley Regis B65 9LT	Completion Date 12.10.2023 New guide price: £145,000+
45	104 Commonside, Brownhills, Walsall WS8 7AT	Completion Date 12.10.2023 New guide price: £125,000+
46	15 Woodcross Lane, Bilston WV14 9BX	Completion Date 12.10.2023 New guide price: £125,000+
47	81 Institute Street, Stanton Hill, Sutton-In-Ashfield NG17 3HD	Completion Date 17.10.2023 New guide price: £60,000+
48	160 Houfton Road, Bolsover, Chesterfield S44 6RP	Completion Date 12.10.2023 New guide price: £78,000+

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Lot	Address	Amendment
49	7-11 Uttoxeter Old Road, Derby DE1 1GA	Completion Date: 03.10.2023
50	Hamilton House, 4 Bull Bridge, Bullbridge, Ambergate, Belper DE56 2EW	Completion Date: 26.09.2023
50a	57 Holbrook Road, Belper, Derbyshire DE56 1PA	PLEASE NOTE the illustration shown in the images provided by the seller of a small parcel of freehold land (shown hatched red) which is available for purchase direct with the vendors subject to separate negotiation.
52	7 Culworth Close, Belper, Derbyshire DE56 0EW	Completion Date: 29.09.2023
55	41 Bateman Street, Derby DE23 8JQ	Sold Prior
58	15 Frazer Close, Spondon, Derby DE21 7EZ	Sold Prior
59	97 Little Hallam Lane, Ilkeston, Derbyshire DE7 4AF	Completion Date: 26.09.2023 There is no formal tenancy agreement provided in the legal pack and we are advised by the seller they are on a rolling monthly rental basis. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
62	7 Hemington Lane, Lockington, Derby DE74 2RJ	Completion Date: 02.10.2023

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Lot	Address	Amendment
63	37 Aviation Lane, Burton-On-Trent, Staffordshire DE13 9TL	New guide price: £82,000+
64	49 South Roundhay, Kitts Green, Birmingham, West Midlands B33 9PU	The tenant referred to in our marketing holds a leasehold interest and the sale is subject to the lease dated 29.9.2017. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
66	28 Harvest Fields Way, Sutton Coldfield, West Midlands B75 5RB	Sold Prior
67	43 Gaia Lane, Lichfield WS13 7LW	Completion Date: 03.10.2023
69	196 Laurel Road, Dudley DY1 3NN	Completion Date 12.10.2023 New guide price: £125,000+
70	66 Meadow Lane, Newcastle ST5 9AJ	Completion Date 12.10.2023 New guide price: £63,000+
71	8 King George Street, Stoke-On-Trent ST1 2DZ	Completion Date 12.10.2023 New guide price: £80,000+
72	6 Vernon Close, Audley, Stoke-On-Trent ST7 8EL	Completion Date 12.10.2023 New guide price: £62,000+

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Lot	Address	Amendment
73	59 Sant Street, Stoke-On-Trent ST6 4DF	Completion Date 12.10.2023 New guide price: £53,000+
74	18 Station Street, Stoke-On-Trent ST6 4NA	Completion Date 12.10.2023 New guide price: £53,000+
76	70 Northen Grove, Manchester M20 2NW	Completion Date: 19.09.2023
77	760 Hyde Road, Manchester M18 7EF	Completion 03.10.2023 We are advised there are no formal tenancy documents available and cannot confirm the rental figures set out in our marketing.
78	298/298a Moston Lane East, Oldham, Manchester M40 3HZ	Postponed
79	2A Stanley Road, Whitefield, Manchester M45 8QY	Postponed
80	3 Lynton Drive, Prestwich, Manchester M25 2QS	New guide price: £190,000+
81	33 Romney Street, Salford M6 6DG	Completion Date: 03.10.2023 New guide price: £110,000+ A Notice to Vacate has been served on the Tenant. If, on completion, the Tenant has not vacated the Property, the property will be sold subject to the subsisting tenancy. If, on completion, the Tenant has vacated the Property, the property will be sold with vacant possession.

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Lot	Address	Amendment
83	66 Middlewich Road, Rudheath, Northwich CW9 7DA	Completion Date: 03.10.2023
86	44 East Lancashire Road, Liverpool L11 7AZ	Sold Prior
87	Flat 4, 5 Oak Terrace, Beech Street, Liverpool L7 0HJ	Completion Date: 03.10.2023
89	Unit 1-07, Young Village, 19 Wright Street, Liverpool L5 8SB	The AST in the legal pack confirms rent of £150 per week is payable over 42 weeks. Prospective buyers must make all necessary independent enquiries prior to placing their bid as this will be binding.
90	Flat 42, College House, Bridge Road, Birmingham B8 3TE	Completion Date 28.09.2023 A Summary of Fees form has not been provided and buyers are referred to the additional sums payable confirmed in the special conditions of sale (clause 4). Leasehold information and AST have also not been provided and we are therefore not able to confirm the rental figure referred to in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
91	Flat 1, College House, Bridge Road, Birmingham B8 3TE	Completion Date 03.10.2023 A Summary of Fees form has not been provided and buyers are referred to the additional sums payable confirmed in the special conditions of sale (clause 4). Leasehold information, Lease and AST have also not been provided and we are therefore not able to confirm the rental figure referred to in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
92	21 George Street, Handsworth, Birmingham B21 0EG	Completion Date 21.09.2023
93	16 Birch Crescent, Tividale, Oldbury B69 1UE	Withdrawn

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Lot	Address	Amendment
94	56 Buffery Road, Dudley DY2 8ED	EPC ratings are D & F and not as set out in our marketing. We have not been provided with evidence of rent referred to in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
99	Units 4, 5, 6, 6B, 7A, 7B, 8 and 10, Chancel Industrial Estate, Hickman Avenue, Wolverhampton WV1 2UH	Withdrawn
100	85 Stafford Street, Willenhall WV13 1RT	Sold Prior
102	Land adjacent to 2 Retingham Way, Swindon SN3 4UF	Completion Date 03.10.2023
103	Land adjacent to 6 Walwayne Field, Swindon SN3 4UW	Completion Date 03.10.2023
105	59 Fore Street, Chard TA20 1QA	Completion Date: 03.10.2023 New guide price: £190,000+
107	Flat 9, Leading Edge, 80 Hotwell Road, Bristol BS8 4UJ	Postponed
109	15 Southdown Crescent, Harrow HA2 0QT	Withdrawn

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Lot	Address	Amendment
110	125B High Street, Harrow HA3 5DT	Withdrawn
111	96 The Green, Southall UB2 4BG	Withdrawn
112	96 London Road, Brent, Wembley, Greater London HA9 7HG	Completion Date: 03.10.2023 Buyers are to note the existence of Japanese Knotweed at the property. Further documents are available to view within the legal documents. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
113	30 Burnbrae Close, London N12 8PH	Withdrawn
114	52 Headcorn Road, Thornton Heath CR7 6JP	Withdrawn
115	9b Canning Road, Croydon, Croydon, Surrey CR0 6QA	Completion Date: 17.10.2023
116	Flat 4, 18 Kingsdown Avenue, South Croydon, Surrey CR2 6QF	Sold Prior
117	25 Clifford Avenue, Chislehurst BR7 5DY	Withdrawn

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Lot	Address	Amendment
118	166 Upper Wickham Lane, Welling DA16 3DX	Sold Prior
121	44 Mansion Street, Hinckley LE10 0AU	Completion Date 03.10.2023 Sale by receiver with no title guarantee. Property may be tenanted however prospective buyers are referred to special condition 39 and are advised to make all necessary independent enquiries prior to placing their bid as this will be binding. The receiver is not in a position to respond to queries and we are asked not to submit preliminary enquiries.
122	19 and 21 Hall Croft, Shepshed, Loughborough, Leicestershire LE12 9AN	Sold Prior
123	7 Towles Mill, Queens Road, Loughborough, Leicestershire LE11 1GG	We have not been provided with copies of Tenancy Agreements and cannot therefore confirm the rental figure referred to in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
124	19 Alexandra Road, Leicester LE2 2BB	EPC ratings D, D & F
125	Flat 6, Libra Parade, Front Street, Birstall, Leicester LE4 4DP	Completion Date: 28.09.2023
126	19 Danvers Road, Leicester, Leicestershire LE3 2AD	New guide price: £155,000+
128	Former Railway Line Between, Thurstaston Road and Beaumont Leys Lane, Leicester LE4 2QF	Postponed

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Lot	Address	Amendment
132	189 Leek New Road, Stoke-On-Trent ST6 2LG	Completion Date: 03.10.2023
133	809 High Street, Stoke-On-Trent, Staffordshire ST6 5QH	Postponed
136	194 Belvedere Road, Burton-On-Trent DE13 0RE	Sold Prior
138	21 Brindley Court, Wilkins Drive, Allenton, Derby DE24 8YR	Sold Prior
139	42 Lodge Lane and land and buildings adjacent, Spondon, Derby, Derby, Derbyshire DE21 7GE	Sold Prior
140	75 Uttoxeter New Road, Derby, Derbyshire DE22 3NL	Completion Date: 01.10.2023. Please note that the special conditions of sale in the legal pack indicate a higher annual rental income than the figure on our marketing and confirmed by the rental documents within the legal pack. Prospective buyers must make all necessary independent enquiries prior to placing their bid, as this will be binding.
142	94 Wellington Street, Matlock, Derbyshire DE4 3GS	Postponed
143	15 Rise End, Middleton, Matlock, Derbyshire DE4 4LS	Postponed

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Lot	Address	Amendment
146	61 Oxford Street, Church Gresley, Swadlincote, Derbyshire DE11 9NB	Sold Prior
147	6 Oak Close, Castle Gresley, Swadlincote, Derbyshire DE11 9RU	Sold Prior
148	Land to the rear of 40 Ladywood Road, Ilkeston DE7 4NE	Sold Prior
150	11 Ambergate Road, Nottingham NG8 3GD	Withdrawn
151	Apartment 13, George Street Trading House, George Street, Nottingham NG1 3BU	We have not been provided with Freehold title, Lease or service charge/ground rent information and we are therefore not able to confirm the figures as set out in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
154	86 Baker Road, Newthorpe, Nottingham NG16 2DP	Postponed
155	28 Main Street, Awsworth, Nottingham NG16 2QT	Postponed
156	1A Edward Street, Kirkby-In-Ashfield, Nottingham NG17 7JQ	The Purchaser will be responsible to pay the Auctioneers the sum of £1,650.00 inc VAT (in addition to the administration fee of £1,500.00 including VAT which the Purchaser paid on exchange) and it will be collected by the Seller's solicitors with the completion monies. There is no copy of the planning permission referred to in the description within the legal pack. Prospective buyers are advised to make their own independent enquiries.

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Lot	Address	Amendment
158	Plots 3 and 4 The Sidings, Newark on Trent NG24 1GN	Sold Prior
159	27 Matthew Flinders Way, Boston, Lincolnshire PE21 8BN	We have been advised by the seller the tenants have move out of the property on the 30th of August.
160	11 and 13 Mansfield Road, Hillstown, Bolsover, Chesterfield, Derbyshire S44 6LE	Postponed
161	36A Brassington Street, Clay Cross, Chesterfield S45 9NH	Sold Prior
162	Land on the West side of 120 High Street, Retford DN22 7TY	Postponed
163	Land West of Norton Common Lane, Norton Common Road, Norton, Doncaster DN6 9HS	Withdrawn
164	42A Daw Lane, Bentley, Doncaster DN5 0PD	Completion Date: 03.10.2023. The lot is being sold by receivers who have no personal knowledge of the property- see property description for more details.
165	13 Quarry Road, Norton, Doncaster DN6 9HS	Withdrawn

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Lot	Address	Amendment
166	66 High Holme Road, Louth, Lincolnshire LN11 0EY	Sold Prior
167	104 Durban Road, Grimsby DN32 8BA	Completion Date 03.10.2023 Sale by receiver with no title guarantee. 3 titles are to be offered for sale in the one lot. Property may be tenanted however prospective buyers are referred to special condition 40 and are advised to make all necessary independent enquiries prior to placing their bid as this will be binding. The receiver is not in a position to respond to queries and we are asked not to submit preliminary enquiries.
168	14 Story Street, City Of Kingston Upon Hull, Hull, Yorkshire HU1 3SA	Postponed
169	117 Edward Street Flats, Sheffield S3 7GH	Completion Date 03.10.2023
170	160 Rock Street, Sheffield S3 9JD	Completion Date: 03.10.2023 Sale by receiver. There is no tenancy agreement provided in the legal pack and therefore we cannot confirm the rental figure given in our marketing. Prospective buyers are referred to special condition 39 and are advised to make all necessary independent enquiries prior to placing their bid as this will be binding. The receiver is not in a position to respond to queries, and we are asked not to submit preliminary enquiries.
172	4 Dunmorlie Street, Newcastle upon Tyne NE6 2JL	Withdrawn
173	221 Scarborough Road, Newcastle upon Tyne NE6 2RX	Withdrawn
174	7 Sibthorpe Street, North Shields NE29 6NQ	Postponed

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Lot	Address	Amendment
175	62 Howe Street, Gateshead NE8 3PP	Postponed
176	66 Howe Street, Gateshead NE8 3PP	Postponed
177	64 Castle Green, Sunderland SR3 3HR	Completion Date: 03.10.2023
178	252 Allendale Road, Sunderland, Tyne and Wear SR3 3EW	Postponed
180	The Station Hotel, Long Lane, Picton, Yarm TS15 0AE	Completion: 28.09.2023 EPC is booked for 9th Sept and the Certificate will be made available as soon as possible.
181	96 Bannockburn Way, Billingham TS23 3QW	Postponed
182	20 Linden Road, Brotton, Saltburn-By-The-Sea TS12 2RU	Postponed
183	Glenfarg Hotel, Main Street, Glenfarg, Perth PH2 9NU	Sold Prior

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Lot	Address	Amendment
184	16 Rullerton Road, Wallasey CH44 5XQ	Postponed
185	Druid Inn, Wrexham Road, Pontblyddyn, Mold CH7 4HG	Completion Date: 03/10/2023 There is no copy of the planning permission referred to in the description within the legal pack. Prospective buyers are advised to make their own independent enquiries.
186	46 & 46a Chester Road, Wrexham LL11 2SD	Completion Date 03.10.2023 New guide price: £385,000+
189	3 Eldon Terrace, Bangor LL57 2RA	Withdrawn
190	Land On The South-West Side Of Stoneley Farm, Stoneley Road, Crewe CW1 4NF	Completion Date: 29.09.2023
191	80/82 Prince George Street, Cheadle, Staffordshire ST10 1HX	Postponed
192	21 High Street, Knutton, Newcastle ST5 6DB	A letter confirming rental increase for 21 High Street has been included confirming the rent is £545 pcm. The buyer is aware the property currently comprises of two separate flats. The buyer accepts that there is no information, documentation or consents relating to the conversion and accepts the position in full. The buyer indemnifies the seller of all and any costs and liability associated with the same. EPC for First Floor Flat is booked for 11th Sept and the Certificate will be made available as soon as possible.
193	8 Ash Rise, Stafford ST17 9HE	Sold Prior

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Lot	Address	Amendment
195	Land off Llanwonno Road, Mountain Ash, Mid Glamorgan CF45 3NB	Completion Date: 26.09.2023 Prospective purchasers are to be aware of the fees listed on the summary of fees document within the legal pack.
196	Land off Cleavers, Sissinghurst, Cranbrook TN17 2JU	Completion Date: 03.10.2023
198	53 - 55 Luton High Street, Chatham, Kent ME5 7LP	Postponed
199	Unit 612, Spring Place Student Halls, 4 Dumfries Street, Luton LU1 5FT	Prospective buyers are referred to the special conditions of sale (in particular number 25) and to the 'Note to Buyers' within the legal pack and are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
200	Flat 304 Point Red, 146 Midland Road, Luton LU2 0BL	Postponed
203	Land Adjacent to 31 Buryholme, Broxbourne EN10 6PE	Completion: 02.10.2023
204	Land Adjoining Lammasmead, Broxbourne EN10 6PF	Completion Date 03.10.2023
205	Land Adjacent 10 Lammasmead, Broxbourne EN10 6PG	Completion Date 03.10.2023

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# Addendum

## Auction: 05 September 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 05 September 2023

Lot	Address	Amendment
206	264 Grove Green Road, London E11 4EN	Withdrawn
207	Flat 19, Henshall Point, Bromley High Street, London E3 3EJ	Withdrawn
208	100 Stanley Avenue, Dagenham RM8 1JJ	Withdrawn
209	13 Avondale Crescent, Ilford IG4 5JB	Withdrawn
210	209 Malpas Road, London SE4 1BH	Completion Date: 28.09.2023 Sale by receiver. There is no tenancy agreement provided in the legal pack and therefore we cannot confirm the rental figure given in our marketing. Prospective buyers are referred to special condition 39 and are advised to make all necessary independent enquiries prior to placing their bid as this will be binding. The receiver is not in a position to respond to queries, and we are asked not to submit preliminary enquiries.
211	14 Shortlands Green, Welwyn Garden City AL7 3RX	Sold Prior
212	Top Flat, 63 Palmerston Street, Plymouth PL1 5LJ	Completion Date: 03.10.2023 Sale by receiver. The property may be tenanted, however there is no tenancy agreement provided in the legal pack and therefore we cannot confirm the rental figure. Prospective buyers are referred to special condition 40 and are advised to make all necessary independent enquiries prior to placing their bid as this will be binding. The receiver is not in a position to respond to queries, and we are asked not to submit preliminary enquiries.
213	25 Roberts Road, Plymouth PL5 1DL	Completion Date 03.10.2023 Sale by receiver with no title guarantee. Property may be tenanted however prospective buyers are referred to special condition 40 and are advised to make all necessary independent enquiries prior to placing their bid as this will be binding. The receiver is not in a position to respond to queries and we are asked not to submit preliminary enquiries.

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Lot	Address	Amendment
215	178 Belle Aire Chalet Park, Beach Road, Hemsby, Great Yarmouth NR29 4HZ	Sold prior
216	25 Victoria Street, Clayton le Moors, Accrington BB5 5HH	Completion Date 03.10.2023 Sale with no title guarantee. Property may be tenanted however prospective buyers are referred to special condition 40 and are advised to make all necessary independent enquiries prior to placing their bid as this will be binding. The receiver is not in a position to respond to queries and we are asked not to submit preliminary enquiries.
217	17 Reedyford Road, Nelson BB9 8LL	Completion Date: 03.10.2023
218	The Hawks, Hawkswood Gardens, Brierfield, Nelson BB9 5JX	Postponed
219	21 Whalley Street, Burnley BB10 1BX	Sold Prior
220	Higson Street Works, Blackburn BB2 1ER	No EPC is available due to restricted access.
221	235 Aqueduct Street, Preston PR1 7JN	Completion Date 03.10.2023 Sale by receiver with no title guarantee. Property may be tenanted however prospective buyers are referred to special condition 39 and are advised to make all necessary independent enquiries prior to placing their bid as this will be binding. The receiver is not in a position to respond to queries and we are asked not to submit preliminary enquiries.
222	48 Fermor Road, Tarleton, Preston PR4 6AP	Sold Prior

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Lot	Address	Amendment
223	32 Preesall Avenue, Heald Green, Cheadle SK8 3JF	Withdrawn
224	167-169 Market Street, Tameside, Hyde, Cheshire SK14 1HG	We have been informed by the seller's solicitor that the tenant of 169a is due to vacate the property on Saturday 26th August 2023 and 169 Market Street is vacant.
225	119 Grenville Street, Edgeley, Stockport SK3 9EU	Postponed
226	48 Moss Lane, Platt Bridge, Wigan WN2 3TQ	Postponed
227	169 Albert Road, Farnworth, Bolton BL4 9HP	Sold Prior
228	22 Arpley Street, Warrington WA1 1NZ	Withdrawn
229	18 Froghall Lane, Warrington WA2 7JP	Withdrawn
230	130 St. Marys Street, Warrington WA4 1EW	Withdrawn

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Addendum as of 05 September 2023

Lot	Address	Amendment
231	12 Fletcher Street, Warrington WA4 6PY	Withdrawn
232	39 Folly Lane, Warrington WA5 0ND	Withdrawn
233	59 Lovely Lane, Warrington WA5 1NB	Withdrawn
234	43 Mersey Road, Widnes WA8 0DS	Withdrawn
235	126 Mersey Road, Widnes WA8 0DT	Withdrawn
236	66 Gregge Street, Heywood OL10 2HD	Completion Date: 17.10.2023
237	1 Grasmere Street, Rochdale OL12 0RW	The Property is sold subject to a tenancy agreement, a copy of which is not available. The seller has advised the tenancy agreement has expired and the tenants have been given 30 days notice to vacate the property. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
238	5 Lees Grove, Oldham OL4 5LG	Sold Prior

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