







210 Hatton Garden, Liverpool , Merseyside L3 2HA
Guide price £100,000

bluerow
SALES | LETTINGS | INVESTMENTS

Being Sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £100,000

Welcome to this unique and contemporary property, ideal for both owner occupiers and investors. Nestled in the heart of the business district, this residence offers a perfect retreat for professionals.
The property features a welcoming hallway that leads into a spacious open-plan living, dining, and kitchen area. The kitchen is modern and practical, with an adjacent pantry for added convenience. The bathroom is stylishly designed, providing all the necessary amenities.

A standout feature of this property is the mezzanine level, which houses two comfortable bedrooms. Large feature windows flood the space with natural light, creating a bright and airy atmosphere throughout.

With its prime location in the business district, this property offers the best of urban living. Don't miss this opportunity to own or invest in a property that combines comfort, style, and convenience. Includes Car Parking for one car.

We are advised on the figures below, yet to be confirmed;
Lease 999 Years from 1998
Service charge £3144.52 per annum -
Ground rent £55 Per annum

Auction
Pattinson Auction are working in Partnership with the marketing agent on this online auction sale and are referred to below as 'The Auctioneer'.

This auction lot is being sold either under conditional (Modern) or unconditional (Traditional) auction terms and overseen by the auctioneer in partnership with the marketing agent.

The property is available to be viewed strictly by appointment only via the Marketing Agent or The Auctioneer. Bids can be made via the Marketing Agents or via The Auctioneers website.

Please be aware that any enquiry, bid or viewing of the subject property will require your details being shared between both any marketing agent and The Auctioneer in order that all matters can be dealt with effectively.

The property is being sold via a transparent online auction.
In order to submit a bid upon any property being marketed by The Auctioneer, all bidders/buyers will be required to adhere to a verification of identity process in accordance with Anti Money Laundering procedures. Bids can be submitted at any time and from anywhere.
Our verification process is in place to ensure that AML procedure are carried out in accordance with the law.

The advertised price is commonly referred to as a 'Starting Bid' or 'Guide Price' and is accompanied by a 'Reserve Price'. The 'Reserve Price' is confidential to the seller and the auctioneer and will typically be within a range above or below 10% of the 'Guide Price' / 'Starting Bid'.
These prices are subject to change.

Communal Entrance
Fob operated door, intercom entry system, postbox collection, tiled floor, lift and stairs to upper floor.

Apartment Entrance Hall
Store cupboard, radiator, laminate floor.

Open plan living /dining area
Laminate floor, Fitted shelving,three large single glazed windows, two wall radiators, intercom handset

Kitchen
Tiled floor, part tiled walls, wall, floor, base units, dishwasher, washer/dryer, stainless steel sink with drainer, oven, hob, extractor, fridge.

Bedroom one
Overlooking dining area. Carpeted floor , wall radiator , fitted wardrobes.

Bedroom two
Overlooking Lounge area, carpeted floor.









116 Duke Street, Liverpool, Merseyside, L1 5JW
Tel: 0151 709 9638
sales@bluerowhomes.co.uk
www.bluerowlettings.com

bluerow
SALES | LETTINGS | INVESTMENTS