



**Taunton Street, Blackpool, FY4 3BH**

**Starting Bid £57,500**

- For Sale by Online Auction
- Tenant in-Situ Paying £540PCM/£6,480PA
- Circa 10% Yield (based on starting price)
- Two Double Bedrooms
- Gas Central Heating
- Double Glazing
- Generous Sized Lounge & Kitchen
- Priced to Sell

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# Taunton Street, Blackpool

For Sale by Online Auction with a Starting Bid of £57,500.  
Terms & Conditions Apply. See WebbMove for all the Auction Details.

A well-proportioned two bedroom on street terraced house to be auctioned with a tenant in-situ who is currently paying £540PCM, making the yield circa 10% based on the starting price. The property is positioned in a convenient location, close to local amenities including shops, schools, leisure facilities and Blackpool Retail Park, as well as being handy for motorway links. Viewings are available either in person or via our 360 virtual tour.

## LIVING ROOM

12' 1" x 13' 6" (3.68m x 4.11m)

## INNER HALLWAY

## KITCHEN

12' 11" x 13' 8" (3.94m x 4.17m)

## LANDING

## BEDROOM ONE

13' 8" x 13' 0" (4.18m x 3.97m)

## BEDROOM TWO

13' 1" x 8' 0" (3.99m x 2.44m)

## BATHROOM

9' 11" x 5' 2" (3.02m x 1.57m)

## YARD TO REAR

## BROADBAND

We are advised that the property can obtain Fibre to the Premises (FTTP)

## MOBILE DATA

We are advised that you are likely to have mobile coverage.

We would suggest that you also make your own enquiries as to Mobile Data coverage <https://checker.ofcom.org.uk/en-gb/mobile-coverage>

## TENURE

The property is **Freehold**

## COUNCIL TAX

Band "**A**"

The average council tax charges for April 2010 - March 2013 are listed below, based on a household of two adults. The tax bands are based on the value of your property in 1991.





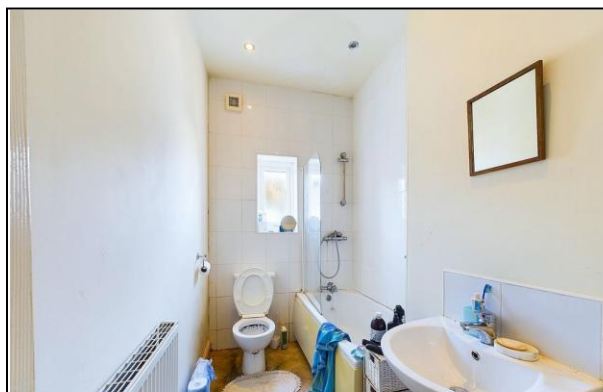
## Taunton Street, Blackpool

Valuation Band	Council Tax 2017/18	Council Tax 2018/19	Council Tax 2019/20
A	£1104.47	£1170.70	£1218.16
B	£1288.54	£1365.82	£1421.19
C	£1472.62	£1560.93	£1624.21
D	£1656.70	£1756.05	£1827.24
E	£2024.86	£2146.28	£2233.29
F	£2393.01	£2536.52	£2639.35
G	£2761.17	£2926.75	£3045.40
H	£3313.40	£3512.10	£3654.48

### PLEASE NOTE

These particulars are believed to be correct but in no way is their accuracy guaranteed and they do not form part of any contract and neither do Tiger Sales & Lettings or the vendors accept any responsibility in respect of these particulars and any prospective purchaser must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate and for illustrative purposes only. Floor Plans are included as a service to our customers and is intended as a GUIDE TO LAYOUT ONLY. Digital images are reproduced for general information only and must not be inferred that any item shown is included for sale with the property. We have been unable to confirm if services / items in the property are in full working order. The property is offered for sale on this basis. Prospective purchasers are advised to seek expert advice where appropriate. We are only verbally informed by the vendor of the stated tenure details, therefore we advise any prospective purchaser to confirm the tenure details with their solicitor / legal representative.

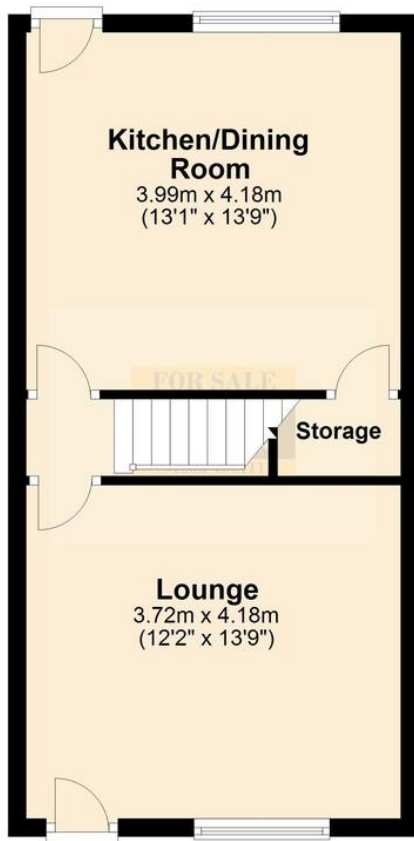
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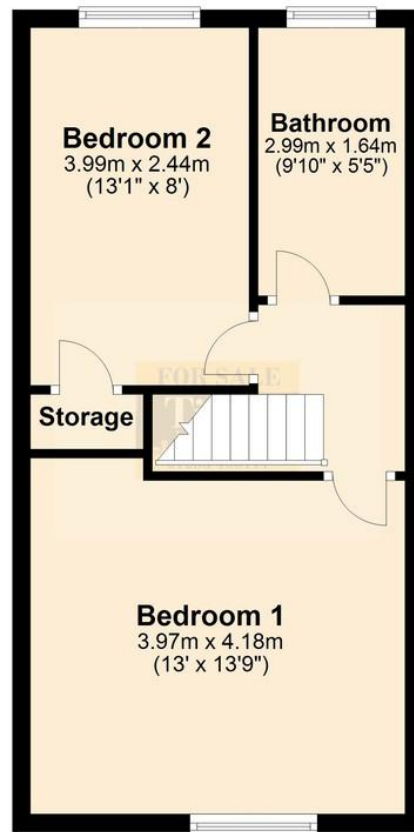
## Ground Floor

Approx. 36.7 sq. metres (394.6 sq. feet)



## First Floor

Approx. 36.7 sq. metres (394.6 sq. feet)



Total area: approx. 73.3 sq. metres (789.2 sq. feet)