

Property Valuation

69 Greenings Court Warrington
WA2 7GH

Created by
Hamlet Homes WA2
18 Jul 2019

Agent profile

Hamlet Homes Warrington is a local estate agent company with an office just outside the town centre. We offer sales, lettings, property management and investment advice.

Our many years of heritage mean a great deal to us, but it's the future that we're focused on. That's why we are one of the strongest names in the local property business, doing what is best for our clients and making sure the vast range of advice we offer enhances their future prosperity.

Your property summary

This exclusive report provides a unique up-to-date insight into the value of your property and analysis of the local market, for **69 Greenings Court Warrington, WA2 7GH**



Property type
Purpose Built Flat



Total floor area
592 sqft



Year built
2008



Receptions
1



Bedrooms
2



Bathrooms
unknown

Market insights

Warrington

97%

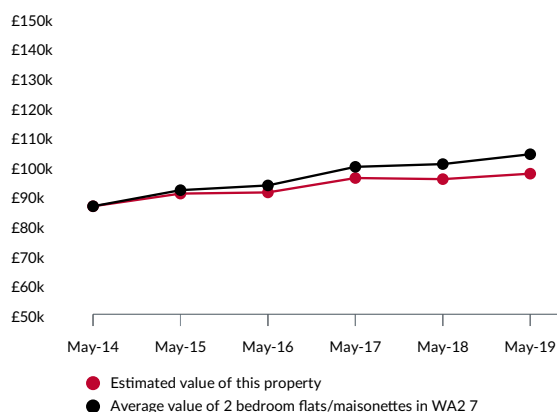
Properties near you are achieving an average of **97%** of the asking price



10

weeks
on market

Properties near you spend an average time on the market of **10 weeks**



Price change over the last 5 years of
2 bedroom flats/maisonettes in **WA2 7**

9,245 searches



There were **9,245 searches** for properties in **WA2** on Zoopla over the past 28 days

Recent activity near you



Greenings Court
Distance: 0.00 miles
Type: 2 bedroom purpose built flat
Size: unknown
For sale price: £80,000
Last sold price: £102,950
Sold date: March 2008
Status: SSTC



Greenings Court
Distance: 0.02 miles
Type: 1 bedroom flat/maisonette
Size: unknown
For sale price: £70,000
Last sold price: £97,950
Sold date: September 2007
Status: For sale



Thorneycroft Drive
Distance: 0.11 miles
Type: 2 bedroom purpose built flat
Size: 667 sqft
For sale price: £90,000
Last sold price: £125,950
Sold date: January 2006
Status: SSTC



Sidings Court
Distance: 0.11 miles
Type: 2 bedroom flat/maisonette
Size: 699 sqft
For sale price: £95,000
Last sold price: £79,000
Sold date: December 2014
Status: Under offer



Sidings Court
Distance: 0.11 miles
Type: 2 bedroom flat/maisonette
Size: 602 sqft
For sale price: £80,000
Last sold price: unknown
Sold date: unknown
Status: For sale



Claude Street
Distance: 0.14 miles
Type: 1 bedroom terraced house
Size: 559 sqft
For sale price: £85,000
Last sold price: £92,950
Sold date: January 2005
Status: For sale

Your valuation powered by Hometrack

Estimated capital value
£97,500

Estimated value range
£88,000 to £107,000

Confidence in valuation estimate
medium

Last sale
£127,950
May 2008

Price change since last sale
- £30,450

Estimated rental value
£505 pcm

Estimated gross rental yield
6.2%

Moving is a busy and exciting time and we're here to make sure the experience goes as smoothly as possible by giving you all the help you need under one roof.

One of our strengths is the genuinely warm, friendly and professional approach which we offer all of our clients. The service and commitment we offer to our landlords, tenants, vendors and buyers is nothing short of what we'd expect ourselves.

We are a team of dedicated professionals, ready to do whatever it takes to make your business grow. Whether you're looking for buy to let property which gives you the best capital growth or looking to buy your first home, we are here to help and advise which Warrington property is right for you.

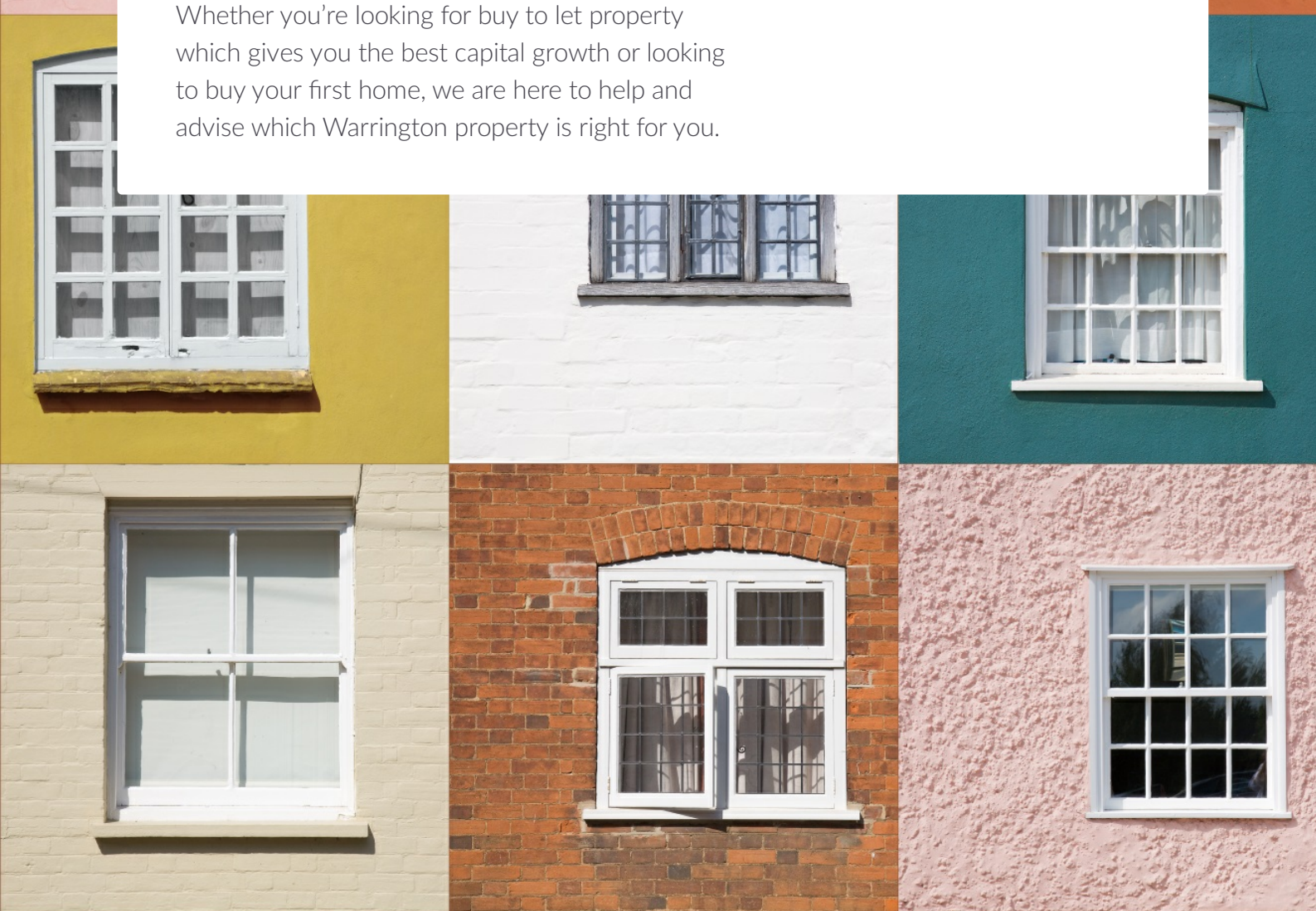
Hamlet Homes WA2

Warrington Business Park, Long
Lane, Warrington
WA2 8TX

01925 235 338

staff@hamletwarrington.co.uk

www.hamletwarrington.co.uk



This report was created by Hometrack, the UK's largest automated valuer of residential property. Hometrack's data is relied upon by 85% of UK mortgage lenders today.

The estimated valuations in this report were generated using Hometrack's automated valuation model - a computer model which generates estimated valuations by combining statistical techniques with market data.

This report is intended only for private, non-commercial use by the individual for whom it was generated. The estimated valuations are for general information only and are produced by computers without any inspection of the property or any legal documents relating to it. Hometrack cannot verify the data used to generate the valuation and does not guarantee that this report is accurate, complete or suitable for your intended use.

You should not rely on this report. You should seek professional advice before making any financial or other decision in relation to the property.

Copyright © 2019 Hometrack Data Systems Limited.