

London NW3

Flat C, 483b Finchley Road, Hampstead NW3 6HS

Tenure

Leasehold. The property is held on a lease for a term of 99 years from 25th March 2002 (thus having approximately 86 years unexpired) at a current ground rent of £150 per annum.

Location

The property is situated on the south side of Finchley Road (A41) close to its junction with West End Lane. Extensive shops and amenities are available along Finchley Road and also in Hampstead. London Overground services run from Finchley Road and Frognal Station, whilst London Underground services are also accessible from Finchley Road Station (Jubilee and Metropolitan Lines). The open spaces of Hampstead Heath are within reach to the north-east.

Description

The property comprises a self-contained third floor flat situated within a mid terrace building arranged over ground and three upper floors.

A Leasehold Self-Contained Third Floor Flat subject to an Assured Tenancy

Accommodation

Open Plan Reception Room with Kitchen Area, Bedroom, Bathroom with WC and wash basin

Tenancy

The property is subject to an Assured Tenancy at a current rent of £924.44 per calendar month (£11,093 per annum).

Current Gross
Rent Reserved
£11,093
per annum

Seller's Solicitor

Messrs Ingram Winter Green (Ref: GP).
Tel: 0202 845 7400.
Email: geraldinepaletz@iwg.co.uk

**INVESTMENT –
Leasehold Flat**



Mitcham

47 Robinhood Lane, Surrey CR4 1JL

Tenure

Leasehold. The property is to be held on a new lease for a term of 125 years from the date of completion at an initial ground rent of £300 per annum.

Location

The property is located on Robinhood Lane which runs between Abbotts Road and Manor Road. Local shops and amenities are available in Mitcham. Bus routes run along Manor Road with the open spaces of Mitcham Common also being within walking distance to the south. Norbury Rail Station is accessible to the north-east and the nearby A23 provides access to Central London and the A205 (South Circular Road) to the north and the M25 Motorway to the south.

Description

The property comprises a self-contained flat situated on the ground floor of an end of terrace building arranged over ground and first floors beneath a pitched roof. The property benefits from a rear garden.

A Leasehold Self-Contained Ground Floor Garden Flat subject to an Assured Shorthold Tenancy

Accommodation

The property was not internally inspected by Allsop. The following information was provided by the Vendor. We are informed that the property provides:
Reception Room, Bedroom, Kitchen and Bathroom/WC

Tenancy

The property is subject to an Assured Shorthold Tenancy for a term of 12 months from 30th March 2015 at a current rent of £900 per calendar month.

Current Gross
Rent Reserved
£10,800
per annum
(equivalent)

Seller's Solicitor

Messrs Davies and Partners (Ref: Natalie Carey).
Tel: 0207 486 2908.
Email: natalie.carey@daviesandpartners.com

**INVESTMENT –
Leasehold Flat**



Prospective buyers are strongly advised to read the Auctioneers' Notices Part One and Part Two and all applicable conditions of sale and addenda.

To request Legal Documents, Special Conditions of Sale and any Errata/Addenda please refer to pages 3, 8 and visit www.allsop.co.uk.

BUYER'S FEE: The successful Buyer will be required to pay to the Auctioneers a buyer's fee of £750 (including VAT) upon exchange of sale memoranda.