

Hethersett 29 Lakeland Way, Norwich, Norfolk NR9 3QA

BY ORDER OF THE SALVATION ARMY

Tenure
Freehold.

Location
Lakeland Way is located approximately seven miles to the south-west of Norwich and the property is situated to the east of its junction with Churchfields. Shops, schools and bus services are available in Hethersett. The more extensive facilities of Norwich are available to the north-east and provide a wider range of shops, college, university, hospital and Norwich Rail Station. The A11 and A47 are within two miles.

Description
The property comprises a detached house arranged over ground and first floors beneath a pitched roof. The property benefits from off-street parking and a garage.

A Freehold Detached House and Garage subject to an Assured Shorthold Tenancy

Accommodation
Ground Floor – Two Reception Rooms, Kitchen, Cloakroom/WC
First Floor – Three Bedrooms (One with En-Suite Shower Room), Bathroom

Tenancy
The property is subject to an Assured Shorthold Tenancy for a term of 6 months from 25th September 2014 at a current rent of £730 per calendar month (Holding over).

Seller's Solicitor
Messrs LCF Law (Ref: Ms Julie MacGregor).
Tel: 01274 848821.
Email: jmacgregor@lcf.co.uk

Current Rent Reserved
£8,760 per annum (equivalent)



INVESTMENT – Freehold House and Garage

London SE18 17 Bramblebury Road, Plumstead SE18 7TF

Tenure
Freehold.

Location
The property is situated on the east side of Bramblebury Road which leads directly onto Plumstead Common. A good range of local shops and amenities can be found along Plumstead Common Road and more extensively in Plumstead and Woolwich to the north-west. Woolwich Arsenal DLR Station and Plumstead Rail Station are situated to the north. The South Circular Road (A205) is a short distance to the west. The area is likely to benefit from the completion of Crossrail.

Description
The property comprises a mid terrace house arranged over ground and first floors beneath a pitched roof. The property benefits from a garden to the rear.

A Freehold Mid Terrace House subject to a Regulated Tenancy

IN THE SAME COMPANY OWNERSHIP FOR IN EXCESS OF 60 YEARS

Accommodation
The property was not internally inspected by Allsop. The following information was obtained from the Rent Register. We are informed that the property provides:
Ground Floor – Two Rooms, Kitchen, Scullery
First Floor – Two Rooms, Bathroom with WC

Tenancy
The property is subject to a Regulated Tenancy at a registered rent of £149 per week. (Effective Date: 2nd June 2014)

Seller's Solicitor
Lester Aldridge LLP (Ref: RW).
Tel: 02380 827467.
Email: roger.woolley@la-law.com

Current Rent Reserved
£7,748 per annum



INVESTMENT – Freehold House

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.