

London SW10

Land to the Rear of 402-416 Kings Road, Chelsea SW10 0LJ

- A Freehold Irregular Shaped Site Extending to Approximately 0.005 Hectares (0.013 Acres)
- Currently Occupied by a Garage
- Planning Permission for the Erection of a Single Storey with Basement, Two Bedroom Dwelling
- Once Built the House will comprise Two Bedroom Accommodation with Patio Area
- GIA approximately 93.6 sq m (1,007.5 sq ft)

Vacant Possession

To View

The property will be open for viewing every Tuesday and Thursday before the Auction between 12.00 – 12.30 p.m. (Ref: OG).

Seller's Solicitor

Messrs Howard Kennedy Solicitors
(Ref: JL).
Tel: 020 7546 8973.
Email: j.lewis@howardkennedy.com



Tenure

Freehold.

Location

The site itself is situated between Kings Road (A3217) and Lamont Road. There are numerous fashion shops, bars, restaurants, pubs and clubs along the eastern half of Kings Road. Underground services run from Sloane Square and Fulham Broadway Stations (Circle and District Lines). The London Overground network is accessible from the newly opened Imperial Wharf Station and good choices of bus routes pass the site. Chelsea Harbour Pier with River Bus services to Putney and Blackfriars is within reach. The open spaces of Battersea Park are within close proximity.

Description

The property comprises an irregular shaped, broadly level site which extends to approximately 0.005 hectares (0.013 acres). The site is to be offered with planning permission for the demolition of existing garage followed by the erection of a single storey plus basement, two bedroom dwelling with associated landscaping.



Accommodation

Site Area Approximately 0.005 Hectares (0.013 Acres)

Planning

Local Planning Authority: Kensington and Chelsea Council.
Tel: 020 7361 3012.

Planning permission was granted on 29th August 2013 for the demolition of existing garage followed by the erection of a single storey plus basement, two bedroom dwelling with associated landscaping (Application No: PP/13/04914/FUL). Copies of plans and planning permission are available upon request (Ref: WT).

Once built the property will comprise:

Living Room, Two Bedrooms (One with En-Suite), Kitchen/Diner, Separate WC with wash basin, Separate Guest Shower Room, Patio
GIA approximately 93.6 sq m (1,007.5 sq ft)

VACANT – Freehold Site with Planning

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.allisop.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.