

London E13

423 Barking Road, Plaistow E13 8AL

- A Freehold Irregular Shaped Site Extending to Approximately 0.80 Hectares (0.198 Acres) Part Occupied by a former Vehicle Repair Centre
- Planning Permission granted subject to the signing of a Section 106 Agreement for Eight Residential Dwellings (2 x One Bedroom, 3 x Two Bedroom and 3 x Three Bedroom) together with Associated Landscaping and Access
- Section 106 Agreement will be completed before the auction

Vacant Possession



To View

The property will be open for viewing every Monday before the Auction between 11.45 – 12.45 p.m. and Thursday before the Auction between 3.15 – 4.15 p.m. These are open viewing times with no need to register. (Ref: UD).

Seller's Solicitor

Messrs LSGA Solicitors (Ref: RZ).
Tel: 0207 851 0107.
Email: rz@lsga.co.uk

VACANT – Freehold Building and Site with Planning Permission



Tenure

Freehold.

Location

The property is situated on the north side of Barking Road (A124), to the south of its junction with Cumberland Road. Local amenities are accessible in Canning Town, with the further extensive shopping facilities of Westfield Stratford City being available approximately 2 miles to the north-west. The City of London and the entertainment facilities of the O2 are within easy reach. Communications are afforded by both Canning Town Underground (Jubilee Line) and Docklands Light Railway (DLR) Stations. Road communications are afforded by the A13 and in turn the A406, M11 and M25 Motorways. Newham University Hospital is close by.

Please note the site is within close proximity to the Newham Council £3.7 billion Canning Town and Custom House Regeneration Project. Further details are available on the council's website www.newham.gov.uk

Description

The property comprises an irregular shaped site extending to approximately 0.80 hectares (0.198 acres) part occupied by a former vehicle repair centre.

Accommodation

Total Site Area extending to Approximately 0.80 Hectares (0.198 Acres)

Planning

Local Planning Authority: London Borough of Newham Council.
Tel: 020 3373 3107.
Email: development.control@newham.gov.uk
Planning permission granted subject to signing of Section 106 Agreement for 'demolition of existing vehicle repair centre/MOT centre, flat above and outbuildings and erection of a three-storey building to provide 8 new residential dwellings (2 x one bedroom, 3 x two bedroom and 3 x three bedroom) together with associated landscaping and access' (Application Reference: 15/02845/FUL) (Application Validated: Wednesday 14th October 2015).

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.

