

## London NW10

### Flat C, 2 Harlesden Gardens, Harlesden NW10 4EX

#### 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 £150 per annum.

#### Location

The property is situated on the east side of Harlesden Gardens, to the north of its junction with Park Parade. The local shops and amenities of Harlesden are within walking distance to the south-west along High Street. Local bus routes serve the area. London Overground services run from Willesden Junction Station. The nearby North Circular Road is to the north-east and provides access to the A40 and in turn the M40 Motorway. The M1 Motorway is within reach. The open spaces of Roundwood Park are to the north-east.

## A Leasehold Self-Contained First Floor Flat

#### Description

The property comprises a self-contained first floor flat situated within a building arranged over ground and first floors beneath a pitched roof.

#### Accommodation

Reception Room, Two Bedrooms, Kitchen, Bathroom with WC and wash basin

#### To View

The property will be open for viewing every Wednesday and Saturday before the Auction between 1.30 – 2.00 p.m. These are open viewing times with no need to register. (Ref: UD).

#### Seller's Solicitor

The Legal Practice Solicitors (Ref: Ms P Mehta).  
Tel: 0208 903 7017.  
Email: pmehta@thelegalpractice.co.uk

## Vacant Possession



## VACANT – Leasehold Flat

## Pontypridd

### 18 Telekebir Road, Mid Glamorgan CF37 2RL

#### BY ORDER OF RECEIVERS

A Freehold Mid Terrace House

#### Tenure

Freehold.

#### Location

The property is located on the south side of Telekebir Road, less than a mile to the north-west of Pontypridd town centre. Local shops and amenities are provided in the area, including Trehopcyn Primary School which is directly behind the property. Pontypridd town centre provides more extensive facilities to the east, including a variety of shops and supermarkets, Dewi Saint Hospital and Pontypridd Rail Station. The village of Treforest is on the east side of Pontypridd, approximately two miles to the west of the property, and offers the University of South Wales Pontypridd Campus together with Treforest Rail Station.

#### Description

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



#### Accommodation

**Ground Floor** – Reception Room/Kitchen, Lean-to, Bathroom/WC  
**First Floor** – Two Bedrooms

#### To View

The property will be open for viewing every Tuesday and Friday before the Auction between 11.00 – 11.30 a.m. These are open viewing times with no need to register. (Ref: MW).

#### Vacant

## Freehold House

## Blyth

### 50 Deleval Terrace, Northumberland NE24 1DN

## A Freehold Mid Terrace House

#### Tenure

Freehold.

#### Location

The property is located on the north side of Deleval Terrace, slightly to the west of Blyth town centre, which provides a range of shops and amenities including Keel Row Shopping Centre. Blyth Community Hospital is approximately 0.1 miles to the north. The A189 is accessible approximately 2.2 miles to the west.

#### Description

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

#### Accommodation

**Ground Floor** – Reception Room/Diner, Kitchen  
**First Floor** – Two Bedrooms, Bathroom/WC



#### To View

The property will be open for viewing every Monday and Wednesday before the Auction between 11.15 – 11.45 a.m. These are open viewing times with no need to register. (Ref: MW).

#### Vacant Possession

## VACANT – 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.alltop.co.uk](http://www.alltop.co.uk).

**BUYER'S FEE:** The successful Buyer will be required to pay to the Auctioneers a buyer's fee of £1,000 (including VAT) upon exchange of sale memoranda – reduced to £200 (including VAT) for lots sold under £10,000  
**COSTS CHARGED BY THE SELLER:** Please refer to the Special Conditions of Sale, and any subsequent revisions thereto, for details of any costs or fees to be charged by the Seller in addition to the Lot price.