

## London NW6

### Flat D, 97 Brondesbury Villas, Kilburn NW6 6AG

#### BY ORDER OF A HOUSING ASSOCIATION

##### Tenure

Leasehold. The property is to be held on a new lease for a term of 125 years from 1st October 2014 at an initial ground rent of £200 per annum.

##### Location

The property is situated on the south-east side of Brondesbury Villas. Local amenities are available in Kilburn itself and there are regular bus services. Kilburn Park Underground Station (Bakerloo Line) is to the south-east. Kilburn High Road Rail Station to the north-east, provides direct access to Central London. The nearby A5 affords access to the North Circular Road (A406) and the M1 Motorway.

##### Description

The property comprises a self-contained flat situated on the second floor of a mid terrace building arranged over lower ground, raised ground and two upper floors.

#### A Leasehold Self-Contained Second Floor Flat

##### Accommodation

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

##### To View

The property will be open for viewing every Tuesday and Saturday before the Auction between 10.45 – 11.15 a.m. These are open viewing times with no need to register. (Ref: UD).

#### Vacant Possession



#### VACANT – Leasehold Flat

191  
LOT

## Blackpool

### Bungalow rear of (AKA Flat 3), 56 Westmorland Avenue, Lancashire FY1 5PG

#### BY ORDER OF MORTGAGEES

##### A Leasehold Bungalow

##### Tenure

Leasehold. The property is held on a lease for a term of 125 years from 1st January 2007 (thus having approximately 118 years unexpired). Please refer to Seller's Solicitors for further details.

##### Location

The property is situated on the north side of its junction with Grasmere Road (B5261). Local shops and amenities are available along Grasmere Road with the more extensive shopping facilities of Blackpool City Centre being approximately 1 mile to the north.

##### Description

The property comprises a single storey bungalow arranged beneath a pitched roof.

##### Accommodation

Reception Room, Bedroom, Kitchen, Bathroom with WC and wash basin



##### To View

The property will be open for viewing every Monday and Wednesday before the Auction between 9.00 – 9.30 a.m. (Ref: MW).

##### Vacant Possession

#### VACANT – Leasehold Bungalow

192  
LOT

## Grimsby

### 225 Convamore Road, North East Lincolnshire DN32 9HU

#### BY ORDER OF MORTGAGEES

##### A Freehold Mid Terrace House

##### Tenure

Freehold.

##### Location

Convamore Road is located less than a mile from Grimsby town centre and the property is situated to the south of its junction with Sixhills Street. Shops, schools and bus services are available locally. The more extensive facilities of Grimsby are available and provide a wider range of shops, schools, college and Grimsby Rail Station. The A16 is within a mile.

##### Description

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

##### Accommodation

**Ground Floor** – Reception, Bedroom, Kitchen, Bathroom/WC

**First Floor** – Three Bedrooms



##### To View

The property will be open for viewing every Monday and Thursday before the Auction between 10.30 – 11.00 a.m. These are open viewing times with no need to register. (Ref: MW).

##### Vacant Possession

#### VACANT – Freehold House

193  
LOT

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 £750 (including VAT) upon exchange of sale memoranda.