

London SW19
212A Merton High Street,
Wimbledon
SW19 1AX

Tenure

Leasehold. The property is held on a lease for a term of 125 years from completion at an initial ground rent of £350 per annum.

Location

The property is located on Merton High Street close to its junction with Merton Road. South Wimbledon Underground Station (Northern Line) is easily accessible. Local shops and amenities are available along Merton High Street. The open spaces of Abbey Recreational Ground are close by, and Wimbledon Rail and Overground Station is within walking distance, providing a regular and direct service to London Waterloo and Clapham Junction Rail Stations.

Description

The property comprises a self-contained maisonette situated on the first floor of an end of terrace building.

A Leasehold Self-Contained First Floor Maisonette

Accommodation

Reception Room/Kitchen, Two Bedrooms, Bathroom/WC

To View

The property will be open for viewing on Saturday 3rd October between 10.00 – 10.30 a.m.



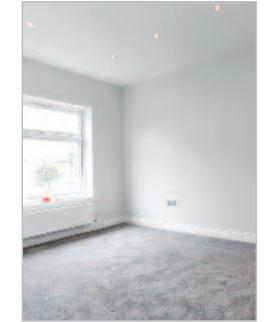
Seller's Solicitor

Messrs Landau and Cohen
(Ref: Jeffrey Turofsky).
Tel: 0845 331 2477.
Email: jeff@landaucohen.co.uk

Vacant Possession



VACANT – Leasehold Flat



London SE15
12A Peckham Park Road,
Peckham
SE15 6TW

Tenure

Leasehold. The property is held on a lease for a term of 125 years from completion at an initial ground rent of £250 per annum.

Location

The property is located along Peckham Park Road close to its junction with Old Kent Road (A2). Local shops and amenities are within walking distance along Old Kent Road. Local bus routes run along Old Kent Road. South Bermondsey Rail Station is located to the north-east. The open spaces of Burgess Park are available to the west.

Description

The property comprises a self-contained flat situated on the first floor of a mid terrace building. The property benefits from a terrace.

A Leasehold Self-Contained Two Bedroom First Floor Flat with Terrace

Accommodation

Reception Room/Kitchen, Two Bedrooms, Bathroom/WC

To View

The property will be open for viewing every Thursday and Saturday before the Auction between 9.00 – 9.30 a.m. These are open viewing times with no need to register. (Ref: UD).

Seller's Solicitor

Messrs ABGM Solicitors
(Ref: Mr Sean McCarthy).
Tel: 0208 202 5060.
Email: sean.mccarthy@abgmlaw.com

Vacant Possession



VACANT – Leasehold Flat



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.

88 **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.