

London E9

56 Gore Road, Hackney E9 7HN

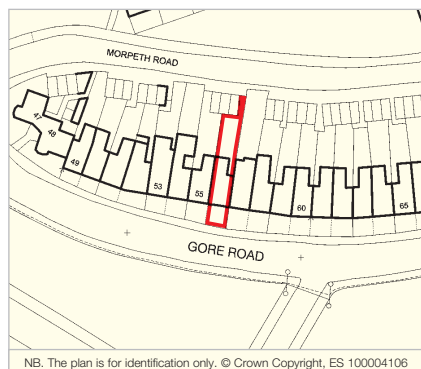
- A Freehold Mid Terrace House
- Providing Four Bedroom Accommodation
- Front and Rear Gardens
- Views of Victoria Park
- Total Floor Area Approximately 149 sq m (1,603 sq ft)

Vacant Possession

BY ORDER OF PEABODY

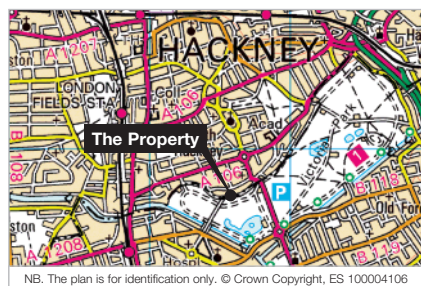


PEABODY



To View

The property will be open for viewing every Thursday before the Auction between 3.00 – 3.30 p.m. and Saturday before the Auction between 3.15 – 3.45 p.m. There will be an extra viewing on Tuesday 29th March between 3.45 – 4.15 p.m. These are open viewing times with no need to register. (Ref: UD).



VACANT – Freehold House



Tenure

Freehold.

Location

The property is located on the north side of Gore Road, directly opposite Victoria Park and to the east of its junction with Skipworth Road. Local amenities are available along Victoria Park Road and Lauriston Road to the north-east. The more extensive facilities of Westfield Shopping Centre are accessible to the north-east. Cambridge Heath Rail Station and Bethnal Green Underground Station (Central Line) are located to the south-west, both providing direct access to Central London. The A12 is to the north-east and the A107 is to the west. The property is located within the Victoria Park Conservation Area.



Description

The property comprises a mid terrace house arranged over ground and two upper floors. The property benefits from front and rear gardens and a basement.

Accommodation

Basement

Half Landing – Kitchen, WC, Access to Rear Garden

Ground Floor – Two Reception Rooms

Half Landing – Study, Shower/WC

First Floor – Two Bedrooms

Second Floor – Two Bedrooms

Total Floor Area Approximately 149 sq m (1,603 sq ft)

NB: Floor Plans are available on our website www.allstop.co.uk

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.allstop.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.