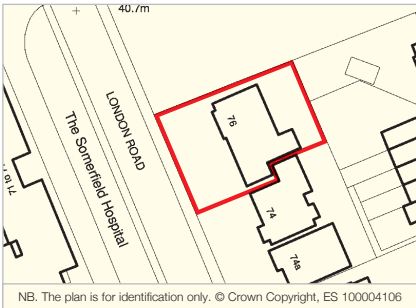
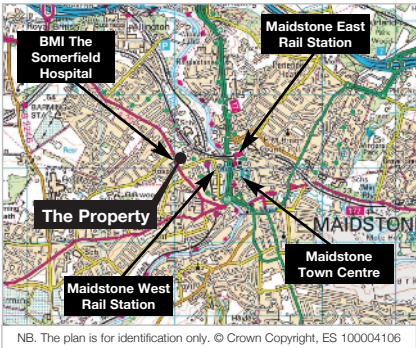


Maidstone
76 London Road,
Kent
ME16 0DT

- **A Freehold Purpose Built Unbroken Building**
- Internally arranged to provide Twelve Self-Contained Flats (8 x Studio, 4 x One Bedroom)
- Less than 1 Mile from Maidstone Town Centre
- Located opposite Hospital
- 15 Minute Walk from Maidstone East Rail Station (direct service to London Victoria)
- Off-Street Parking
- Communal Garden

Vacant Possession

SIX WEEK COMPLETION



To View

The property will be open for viewing every Tuesday between 1.15 – 1.45 p.m. and Friday between 11.45 a.m. – 12.15 p.m. before the Auction. These are open viewing times with no need to register. (Ref: UD).

VACANT – Freehold Building



Tenure

Freehold.

Location

The property is located on the east side of London Road, between its junctions with Leafy Lane and Buckland Hill. Local shops and amenities are available nearby and in Maidstone town centre. Maidstone East Rail Station is approximately 15 minutes’ walk from the property and provides a regular and direct service to London Victoria Station. The M20 Motorway is nearby and provides access to the M25 Motorway.

Description

The property comprises a purpose built building arranged over ground and first floors beneath a pitched roof. The building is internally arranged to provide twelve self-contained flats. The property benefits from a generous car parking area.

Accommodation

A schedule of Accommodation is set out below.

Flat	Floor	Accommodation
1	Ground	Studio Accommodation
2	Ground	Reception Room, Bedroom, Kitchen, Bathroom/WC and wash basin
3	Ground	Studio Room, Kitchen, Bathroom/WC and wash basin
4	Ground	Studio Room, Kitchen, Bathroom/WC and wash basin
5	Ground	Studio Room, Kitchen, Bathroom/WC and wash basin
6	Ground	Studio Room, Kitchen, Bathroom/WC and wash basin
7	First	Studio Accommodation
8	First	Reception Room, Bedroom, Kitchen, Bathroom/WC and wash basin
9	First	Reception Room, Bedroom, Kitchen, Bathroom/WC and wash basin
10	First	Studio Room, Kitchen, Bathroom/WC and wash basin
11	First	Reception Room, Bedroom, Kitchen, Bathroom/WC and wash basin
12	First	Studio Room/Kitchenette, Bathroom/WC and wash basin

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.allsop.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.

