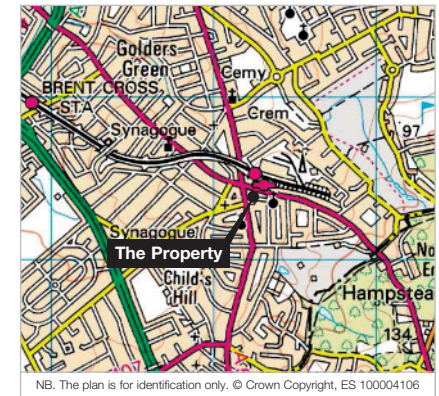


London NW11 Flats 1-4, 12 North End Road, Golders Green NW11 7PH

- Four Leasehold Self-Contained Flats
- Each Flat subject to a Tenancy
- To be offered either Individually or Collectively

BY ORDER OF RECEIVERS



NB. The plan is for identification only. © Crown Copyright, ES 100004106

Seller's Solicitor

Rosling King (Ref: AE).
Tel: 0207 246 8000.
Email: rksales@rklp.com

Four Leasehold Flats



Tenure

Leasehold. The properties are each held on a lease for a term of 125 years (less 1 day) from 1st January 2004 (thus having approximately 115 years unexpired) at a current ground rent of £800 per annum.

Location

The properties are situated on the south side of North End Road (A502) close to the Finchley Road Roundabout. A range of shopping facilities can be found along North End Road with more extensive amenities located approximately 0.1 mile west on Golders Green Road. The properties are well served by local bus routes. Golders Green Underground Rail Station, providing direct links to Central London, is close by.

Description

The properties comprise four self-contained flats situated within a building arranged over ground and three upper floors. The flats will be offered either individually or collectively.

Accommodation and Tenancies

A schedule of Accommodation and Tenancies is set out below. The property was not internally inspected by Allsop. The following information has been supplied by the Vendor. We are informed that the flats are arranged into the following accommodation:

Lot	Flat	Floor	Accommodation	Terms of Tenancy
249	1	First	Two Bedroom Accommodation	Subject to a Tenancy on Terms Unknown
250	2	Second	One Bedroom Accommodation	Subject to a Tenancy on Terms Unknown
251	3	Third	One Bedroom Accommodation	Subject to a Tenancy on Terms Unknown
252	4	Second	One Bedroom Accommodation	Subject to a Tenancy on Terms Unknown

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