

# Stockton-on-Tees

## 1-16 & 18 Hartburn Mews, County Durham TS18 5HZ

- **Five Freehold Buildings comprising a total of 15 x Two Bedroom Flats together with 2 x Two Bedroom Houses**
- Seven Flats sold off
- Six Flats and Two Houses each subject to an Assured Shorthold Tenancy
- Two Flats Vacant
- **Total Current Rent Reserved £57,090 per annum (equivalent)**
- **From Six Flats and Two Houses with Two Flats Vacant**



### Tenure

Freehold.

### Location

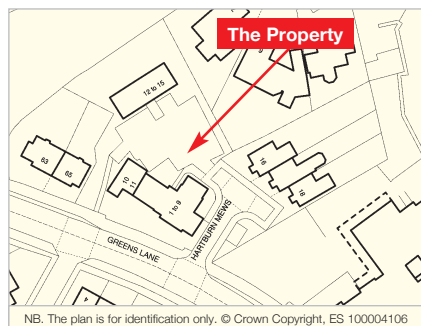
Hartburn Mews is located on the north side of Green Lane, opposite its junction with Highfield Crescent. Stockton-on-Tees is a market town in the North East of England and is part of the wider Tees Valley region. The property provides easy access to the A66 and both Stockton and Thornaby Rail Stations. Teesside Shopping Park (including Argos, Morrisons and a Showcase cinema) is easily accessible. The open spaces of Ropner Park are within walking distance.

### Description

The property comprises three purpose built blocks which are internally arranged to provide a total of 15 self-contained flats. Additionally there are two terrace houses. The buildings occupy an irregularly shaped site.

### Accommodation and Tenancies

The property was not measured by Allsop. The information contained within the schedule of Accommodation and Tenancies set out below was provided by the Vendor.



### To View

Please contact Allsop by sending an email to [will.taylor@allsop.co.uk](mailto:will.taylor@allsop.co.uk) with the subject heading 'Viewing – Lot 203A'.

### Seller's Solicitor

Messrs Addleshaw Goddard (Ref: M Bogie).  
Tel: 0131 222 9559.  
Email: [martin.bogie@addleshawgoddard.com](mailto:martin.bogie@addleshawgoddard.com)

### INVESTMENT/PART VACANT – Five Freehold Buildings

Flat/House	Floor	Accommodation	Size Sq m	(Sq ft)	Terms of Tenancy	Current Rent £ p.a.
Flat 1	Ground	Two Bedroom Accommodation	59 sq m	(635 sq ft)	Assured Shorthold Tenancy from 18th November 2016 (holding over)	£6,600
Flat 2	–	Two Bedroom Accommodation	–	–	Subject to a lease for a term of 125 years from 1st June 2009	£150
Flat 3	Ground	Two Bedroom Accommodation	58 sq m	(624 sq ft)	Assured Shorthold Tenancy from 2nd September 2016 (holding over)	£6,900
Flat 4	First	Two Bedroom Accommodation	59 sq m	(635 sq ft)	Assured Shorthold Tenancy from 2nd November 2013 (holding over)	£6,900
Flat 5	–	Two Bedroom Accommodation	–	–	Subject to a lease for a term of 125 years from 1st June 2009	£150
Flat 6	–	Two Bedroom Accommodation	–	–	Subject to a lease for a term of 125 years from 1st June 2009	£150
Flat 7	Second	Two Bedroom Accommodation	59 sq m	(635 sq ft)	Vacant	–
Flat 8	Second	Two Bedroom Accommodation	60 sq m	(645 sq ft)	Assured Shorthold Tenancy from 7th November 2013 (holding over)	£6,960
Flat 9	–	Two Bedroom Accommodation	–	–	Subject to a lease for a term of 125 years from 1st June 2009	£150
Flat 10	Second	Two Bedroom Accommodation	46 sq m	(495 sq ft)	Vacant	–
Flat 11	Second	Two Bedroom Accommodation	50 sq m	(538 sq ft)	Assured Shorthold Tenancy from 15th December 2017	£6,540
Flat 12	–	Two Bedroom Accommodation	–	–	Subject to a lease for a term of 125 years from 1st June 2009	£150
Flat 13	–	Two Bedroom Accommodation	–	–	Subject to a lease for a term of 125 years from 1st June 2009	£150
Flat 14	–	Two Bedroom Accommodation	–	–	Subject to a lease for a term of 125 years from 1st June 2009	£150
Flat 15	Second	Two Bedroom Accommodation	61 sq m	(656 sq ft)	Assured Shorthold Tenancy from 31st March 2017 (holding over)	£6,000
House 16	End of Terrace House	Two Bedroom Accommodation	90 sq m	(968 sq ft)	Assured Shorthold Tenancy from 13th February 2010 (holding over)	£7,800
House 18	End Terrace House	Two Bedroom Accommodation	90 sq m	(968 sq ft)	Assured Shorthold Tenancy from 9th May 2014 (holding over)	£8,340

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](http://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.