

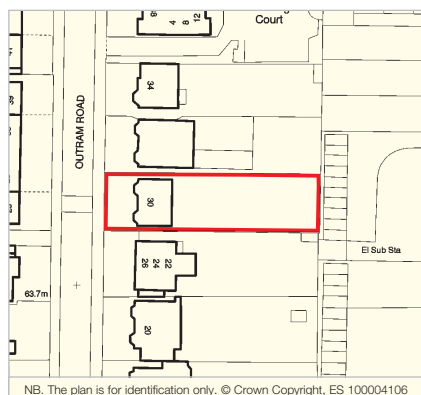
Croydon

30 Outram Road, Surrey CR0 6XE

- **Freehold Detached Four Storey Building**
- Internally arranged to provide Four Self-Contained Flats

Vacant Possession

**BY ORDER OF A HOUSING
ASSOCIATION**



To View

The property will be open for viewing every Thursday and Saturday before the Auction between 2.00 – 2.30 p.m. (Ref: UD). There will be an extra viewing on Wednesday 17th September between 9.30 – 10.00 a.m.

Seller's Solicitor

Judge & Priestley (Ref: LR).
Tel: 0208 290 7371.
Email: lrud@judge-priestley.co.uk

VACANT – Freehold Building



Tenure

Freehold.

Location

The property is located on the east side of Outram Road to the south of its junction with Mulberry Lane. Local shops and amenities are available along Lower Addiscombe Road to the north with the more extensive facilities of Croydon being approximately 1 mile to the west. Sandilands Tramlink Station is approximately 0.2 miles to the south with Rail services running from East Croydon Station approximately 0.7 miles to the west, which provides direct links to London Bridge and London Victoria.

Description

The property comprises a detached building arranged over lower ground, raised ground and two upper floors beneath a pitched roof. The building is internally arranged to provide four self-contained flats. There is a rear garden.

Accommodation

Lower Ground Floor – Flat 30 – Two Rooms, Kitchen, Bathroom/WC
Raised Ground Floor – Flat 30A – Three Rooms, Kitchen, Bathroom/WC
First Floor – Flat 30B – Three Rooms, Kitchen, Bathroom/WC
Second Floor – Flat 30C – Two Rooms, Kitchen, Bathroom/WC

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.

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.