

London W11

Flat 2, 19/21 Basing Street, Notting Hill W11 1EW

Tenure

Leasehold. The property is held on a lease for a term of 125 years from 24th June 2003 (thus having approximately 111 years unexpired) at a current ground rent of £100 per annum.

Location

The property is situated on Basing Street, to the north of its junction with Lancaster Road, close to the famous Portobello Road. Local shops and amenities are available close by. Ladbroke Grove Underground Station (Circle and Hammersmith & City Lines) is approximately 0.4 miles to the north. The A40, A405 and M40 and M25 Motorways are all accessible. The Electric Cinema is also close by.

Description

The property comprises a self-contained first floor flat situated in a purpose built building arranged over lower ground, raised ground and three upper floors beneath a flat roof.

A Leasehold Self-Contained Purpose Built First Floor Flat extending (GIA) to Approximately 64.47 sq m (694 sq ft) subject to a Regulated Tenancy

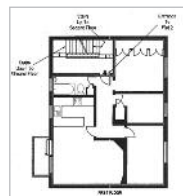
Accommodation

The property was not internally inspected by Allsop. The following information was obtained from the Rent Register. We are informed that the property provides:
Four Rooms, Kitchenette, Bathroom/WC
We are informed by BKR Floorplans, on behalf of the client, that the property extends (GIA) to approximately 64.47 sq m (694 sq ft).

Tenancy

The property is subject to a Regulated Tenancy at a registered rent of £146.50 per week (effective date 31st October 2016).

Current Gross
Rent Reserved
**£7,618 per
annum**



Seller's Solicitor

Messrs Bond Dickinson (Ref: Lisa Marie Hill).
Tel: 0191 279 9139.
Email: lisamarie.hill@bonddickinson.com

**INVESTMENT-
Leasehold Flat**



London W11

Flat 3, 19/21 Basing Street, Notting Hill W11 1EW

Tenure

Leasehold. The property is held on a lease for a term of 125 years from 24th June 2003 (thus having approximately 111 years unexpired) at a current ground rent of £100 per annum.

Location

The property is situated on Basing Street, to the north of its junction with Lancaster Road, close to the famous Portobello Road. Local shops and amenities are available close by. Ladbroke Grove Underground Station (Circle and Hammersmith & City Lines) is approximately 0.4 miles to the north. The A40, A405 and M40 and M25 Motorways are all accessible. The Electric Cinema is also close by.

Description

The property comprises a self-contained second floor flat situated in a purpose built block arranged over lower ground, raised ground and three upper floors beneath a flat roof.

A Leasehold Self-Contained Purpose Built Second Floor Flat extending (GIA) to Approximately 65.49 sq m (705 sq ft) subject to a Regulated Tenancy

Accommodation

The property was not internally inspected by Allsop. The following information was obtained from the Rent Register. We are informed that the property provides:
Four Rooms, Kitchenette, Bathroom/WC
We are informed by BKR Floorplans, on behalf of the client, that the property extends (GIA) to approximately 65.49 sq m (705 sq ft).

Tenancy

The property is subject to a Regulated Tenancy at a registered rent of £145.00 per week (effective date 31st October 2016).

Current Gross
Rent Reserved
**£7,540 per
annum**



Seller's Solicitor

Messrs Bond Dickinson (Ref: Lisa Marie Hill).
Tel: 0191 279 9139.
Email: lisamarie.hill@bonddickinson.com

**INVESTMENT -
Leasehold Flat**



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.