

London NW9

Land adjacent to 25 Heywood Avenue, Edgware NW9 5LN

Tenure
Freehold.

Location
The property is situated on the west side of Heywood Avenue. Local shops and amenities are readily available to the west along Burnt Oak Broadway. Local bus routes run along Watling Avenue to the north. London Underground services (Northern Line) run from Burnt Oak and Colindale Stations directly to the west and south respectively. The M1 is to the east and provides access to the North Circular Road and in turn the M25 Motorway. The open spaces of Montrose Playing Fields are to the north.

Description
The property comprises a broadly triangular shaped site extending to approximately 0.022 hectares (0.054 acres). The property benefits from planning for a single storey one bedroom house.

Accommodation
Site Area Approximately 0.022 Hectares
(0.054 Acres)

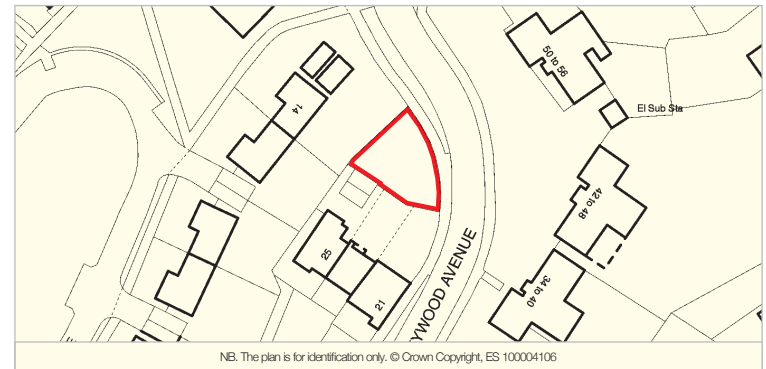
A Freehold Site extending to Approximately 0.022 Hectares (0.054 Acres). Planning Permission for the Erection of a Single Storey Dwelling House

Proposed Accommodation
The proposed house comprises One Bedroom accommodation extending to approximately (GIA) 55 sq m (592 sq ft).

Planning
Local Planning Authority: London Borough of Barnet.
Tel: 0208 359 3000.
Email: planning.enquiry@barnet.gov.uk
The property benefits from planning permission (Ref: 17/6287/FUL) dated 27th November 2017 for the 'Erection of a single storey dwelling house. Associated amenity space, bike storage and refuse'.

Seller's Solicitor
Notary Express (Ref: M Batchelor Esq).
Tel: 01603 298800.
Email: merlin@notaryexpress.co.uk

Vacant Possession



VACANT – Freehold Site with Planning

Erith

7 Lochmere Close, Greater London DA8 1EA

BY ORDER OF MORTGAGEES

Tenure
Freehold.

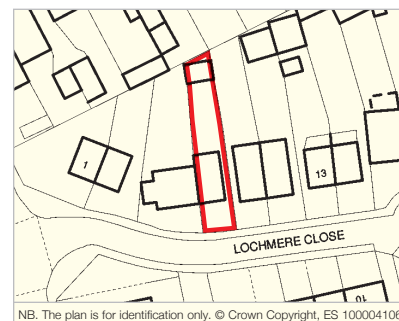
Location
The property is located on Lochmere Close, close to its junction with Brook Street. Local shops and amenities are within walking distance in Erith, Belvedere and Northumberland Heath. Nearby Erith Rail Station provides a regular and direct service to London Cannon Street and London Charing Cross Stations. The A2 is to the south and provides direct access to the M25 Motorway. The open spaces of Northumberland Heath Recreational Ground are within easy walking distance.

Description
The property comprises a semi-detached house arranged over ground and first floors beneath a pitched roof. The property benefits from off-street parking and a rear garden. There is an outbuilding to the rear.

A Freehold Semi-Detached Three Bedroom House with Off-Street Parking and Rear Garden

Accommodation
Ground Floor – Reception Room, Kitchen/Diner
First Floor – Three Bedrooms, Bathroom/WC

To View
The property will be open for viewing every Monday and Wednesday before the Auction between 11.00 – 11.30 a.m. These are open viewing times with no need to register. (Ref: UD).



VACANT – Freehold House



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 £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.

LOT 195

LOT 196