

# Lot 23

## 145 Kingsway, Enfield EN3 4HU

### GUIDE PRICE: £185,000



### TWO BEDROOM MID TERRACED HOUSE WITH INVESTMENT INCOME

This two bedroom mid terraced period style house is currently let on a Assured Shorthold Tenancy Agreement producing £980 pcm (£11,760 pa). We understand that the original contract period has passed and that the tenants are currently holding over on the original terms of the agreement. The property is sold with the benefit of the existing income and will be of interest to investment purchasers. Kingsway connects Lincoln Road to Southbury Road in a convenient location, within ½ mile of Southbury mainline station, local shops and facilities.

#### ACCOMMODATION

Entrance hall, room one, room two, kitchen, first floor landing, bedroom one, bedroom two, bathroom, exterior rear garden

#### TENURE

Freehold

#### LOCAL AUTHORITY & TAX RATING

London Borough of Enfield 020 8379 1000  
Council Tax Band: C

#### VENDOR'S SOLICITORS

Mrs Henderson  
Curwens  
College House  
College Road  
Cheshunt EN8 9BL  
01992 631461

#### VIEWING TIMES

By appointment through the Joint Auctioneers  
Drivers & Norris  
020 7607 5001

drivers&norris

STARTING BID

FINAL BID

NOTES

SOLD  UNSOLD  SOLD PRIOR  WITHDRAWN