

Lot 6

14 Kemp, The Concourse, Colindale,
London NW9 5XR

GUIDE PRICE: £60,000



ONE BEDROOM FOURTH FLOOR FLAT WITH INVESTMENT INCOME

This purpose built fourth floor flat offers one bedroom accommodation and is currently let on an AST which has now expired and the tenants are holding over on a month by month basis at a rent of £600 pcm. The property is being sold with the benefit of this investment income. The property also benefits from electric heating and will be of interest to investment purchasers. The Concourse forms part of the Graham Park Estate within a few minutes of Colindale Northern Line Station and within easy reach of Edgware Town Centre with its station, bus connections and shopping facilities. Good road links serve the area including the A41, A406, M1 and M25.

ACCOMMODATION

Entrance hall, lounge 14'5 x 8'6, kitchen 11'7 x 5'9, bedroom 16'3 x 10'8, bathroom.

TENURE

Leasehold: 125 years from 1 January 1999
Ground rent: £10 with service charge

LOCAL AUTHORITY & TAX RATING

London Borough of Barnet 020 8539 2000
Council Tax Band: B

VENDORS SOLICITORS

Stephen Lee, Whatley & Co, 10b Colin Parade, Sheaveshill Avenue
London NW9 6SG Tel: 020 8205 1411

VIEWING TIMES

By appointment through Joint Auctioneers
Benjamin Stephens 020 8958 1118