

LOT
3

3-11 Grenfell Avenue, Hornchurch,
Romford RM12 4DN

Guide Price £35,000*

**ROOFSpace WITH PLANNING POTENTIAL
FOR 3 FLATS**



Situated just over half a mile from Romford Station and its town centre is this detached residential building offering roof space above the first floor. The property is currently divided into six residential units with scope to add a further floor above to create three residential units. Permission on the lease is given from the freeholder to develop a floor above subject to obtaining relevant planning permission. A new lease was granted in September 2017 of 125 years meaning 124 years is currently remaining. Good road connections including the A12 and A406 also serve the area. This opportunity will be of interest to developers.

ACCOMMODATION

Roof area floor surface and air space above

TENURE

Leasehold - 125 years from 1st September 2017

LOCAL AUTHORITY & TAX RATING

Havering Council - 01708 434343

VIEWING TIMES

External Viewings Only - Please be courteous to neighbours

STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN