

Lot 12

By Order of the Trustees for
the Fund for the Blind of Laski

24 Drayton Green, Ealing W13 0JF

GUIDE PRICE: £340,000



**SPACIOUS SEMI-DETACHED DWELLING
ARRANGED AS TWO SELF-CONTAINED FLATS**

This halls adjoining semi-detached property that backs onto an open green is in need of a certain amount of updating and is arranged as two self-contained flats. The ground floor property consists of two bedroom accommodation and the first floor, one bedroom accommodation. The flats are occupied under protected tenancies with income being £305 pcm (£3,660 pa) for the ground floor and £338 pcm (£4,056 pa) for the first floor and the property is sold with the benefit of this investment income. The property will be of interest to investment purchasers.

ACCOMMODATION

Ground floor flat: entrance hall, living room, kitchen, two bedrooms, bathroom, and rear garden.

First floor flat: landing, lounge, kitchen/diner, bedroom, bathroom, separate WC.

Gross floor area of the building: approx. 1600 sq ft.

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

London Borough of Ealing 020 8825 5000

Council Tax Band: both flats rated D

VENDOR'S SOLICITORS

Refer to Auctioneers

VIEWING TIMES

Strictly by appointment through the Auctioneers

STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN