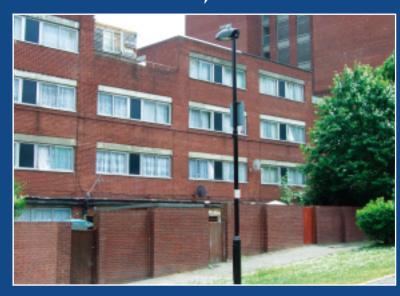
### **Lot 12**

## 64 Cheltenham Place, Acton, W3 8UR GUIDE PRICE: £160,000



# SPACIOUS SPLIT LEVEL MAISONETTE IDEAL FOR INVESTMENT

This spacious first and second floor maisonette offers larger than average accommodation to include 3 bedrooms and 2 reception rooms. The property benefits from double glazing and gas-fired central heating although a certain amount of redecoration and updating is required throughout. The property is being let for a 5 year term at £1050 pcm (£12,600 pa) which expires in August 2010 and therefore we understand will be sold with vacant possession upon completion. The property is located within walking distance of Acton Town Centre with its various shopping and travel connections and offers excellent investment potential.

#### **ACCOMMODATION**

First floor entrance hall, cloakroom, bedroom one, living room, dining room, kitchen, second floor landing, bedroom two, bedroom three, bathroom, roof terrace.

#### **TENURE**

Leasehold

#### **LOCAL AUTHORITY & TAX RATING**

London Borough of Ealing: 020 8825 5000 Council Tax Band: B

#### **VENDOR SOLICITORS**

Neil Evans Malcolm Dear Whitfield Evans 297-299 Kenton Lane Harrow, Middlesex 020 8907 4366

#### **VIEWING TIMES**

Tues 6/7, Fri 9/7, Thurs 15/7 @ 4.30pm

STARTING BID FINAL BID NOTES SOLD UNSOLD SOLD PRIOR WITHDRAWN