

# Lot 18

5 Marlborough Close, COLLIERS WOOD,  
London SW19 2HQ

**GUIDE PRICE: £210,000**



## FIRST FLOOR TWO BEDROOM FLAT IN PRESTIGIOUS LOCATION

This period style two bedroom first floor conversion flat has been refurbished and will be of great interest to investment buyers. The accommodation includes two bedrooms and also benefits from gas central heating and double glazing. The property is sold with full vacant possession and is situated in one of the areas most favoured roads, within a short walk of Colliers Wood Station and has its own private garden.

### ACCOMMODATION

Hall, Lounge 12'3 x 9'10, bedroom one 10' x 7'10, bedroom two 7' x 6'4, kitchen 10'5 x 8'6, bathroom and utility room. Own garden to rear.

### TENURE

New 125 year lease to be granted from completion.

### LOCAL AUTHORITY

London Borough of Merton 0208 274 4901  
Council Tax Band: C

### VENDORS SOLICITORS

Ravi Solicitors  
457b Alexandra Avenue, Rayners Lane, Harrow, Middlesex HA2 9RY  
0208 426 1178

STARTING BID

FINAL BID

NOTES

SOLD ■ UNSOLD ■ SOLD PRIOR ■ WITHDRAWN ■