

Lot 7

By Order of the Executors

96 Fordhook Avenue, Ealing W5 3LR

GUIDE PRICE: £480,000



DETACHED DWELLING ARRANGED AS TWO SELF-CONTAINED FLATS IN NEED OF COMPLETE UPDATING THROUGHOUT

This detached dwelling is situated in a popular tree-lined road just off the Uxbridge Road opposite Ealing Common Piccadilly and District Line station. The property consists of two self-contained flats, the ground floor offering spacious one bedroom accommodation that in our opinion could easily be converted to a two bedroom unit, and a first floor flat providing two bedroom accommodation. The property is in need of updating and modernisation throughout and may be suitable for reinstating as a family house or retained as self-contained units. The property is being sold with the benefit of vacant possession and retains some of its original style features.

ACCOMMODATION

Communal hallway, ground floor flat: entrance hall, into bay, bedroom, conservatory, breakfast room, kitchen, bathroom, WC, garden

First floor flat: landing, bedroom one, bedroom two, living room, bathroom, separate WC, kitchen

LOCAL AUTHORITY & TAX RATING

London Borough of Ealing 020 8825 5000

Council Tax Band: First Floor – E, Ground Floor – D

TENURE

Freehold

VENDOR'S SOLICITORS

Louise Thomas, Montague Lambert, 41–41a Haven Green, Ealing W5 2NX. Tel: 020 8997 2288

VIEWING TIMES

12/4, 19/4 & 26/4 @ 11am, 16/4 & 23/4 @ 6pm

STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN