

## Lot 12

32 York Street, Twickenham,  
Middlesex TW1 3LJ

**GUIDE PRICE: £400,000**



**MID TERRACE BUILDING WITH PLANNING  
PERMISSION FOR A SHOP AND 3 FLATS**

This mid terrace period building is arranged over four floors and situated on the south side of York Street in the centre of Twickenham which has a wide range of shops, restaurants and bars. Other nearby traders include Pizza Express, Zizi's and The Bear public house. The property is conveniently located a short walk from both the River Thames and Twickenham mainline station. Currently arranged as offices on each floor, planning permission has been granted to convert the upper floors into self-contained flats. The property is being sold with the benefit of full vacant possession and will be of interest to developers, investment purchasers and owner occupiers alike.

### **PROPOSED ACCOMMODATION**

Planning permission has been granted under ref: 13/3147/P3JPA on 7th October 2013 for continued use of the ground floor as offices and conversion of the upper floors into 2 x 1 bedroom and 1 x studio self-contained flats.

### **LOCAL AUTHORITY AND TAX RATING**

London Borough of Richmond upon Thames. Tel: 08456 122 660

Rateable Value: £13,750

### **TENURE**

Freehold

### **VIEWING TIMES**

By appointment through the Auctioneers

STARTING BID

FINAL BID

NOTES

SOLD  UNSOLD  SOLD PRIOR  WITHDRAWN