

Lot 17

3 Terrace Road, Plaistow,
London E13 0LP

GUIDE PRICE: £250,000



FREEHOLD INVESTMENT OPPORTUNITY

This mid terrace building is arranged over two stories and comprises a ground floor retail unit with a self-contained flat above which benefits from its own separate entrance. Situated on the north side of Terrace Road between Stopford Road and Cecil Road within a small retail parade serving this predominantly residential location close to Plaistow underground station.

We understand the property is currently let on one lease generating a total of £16,000 pa with a rent review due at the end of 2014. The property is sold with the benefit of this ongoing investment income.

ACCOMMODATION

First Floor: Self-contained flat with own separate access.

The VOA website describes the ground floor as:

Retail Zone A: 200sq ft (18.55sq m)

Retail Zone B: 137sq ft (12.75sq m)

Internal storage: 107sq ft (9.90sq m)

Canopy: 71sq ft (6.58sq m)

Kitchen: 102sq ft (9.46sq m)

Total area: 616sq ft (57.24sq m)

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

London Borough of Newham. Tel: 020 8430 2000

Flat Council Tax: A

Rateable Value: £6,800

VIEWING TIMES

By appointment through the Auctioneers

STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN