

LOT
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By Order of the Beneficiaries

39-41 Jeddo Road, Shepherds Bush,
London W12 9ED

Guide price £790,000*

**SPACIOUS CORNER DWELLING
ARRANGED AS TWO UNITS WITH
DEVELOPMENT POTENTIAL**



This interesting corner sited dwelling situated in a popular road close to Shepherds Bush and Acton Town centres, both offering excellent shopping and travel connections. Good road links are easily accessible including the A40 Western Avenue. The property is a former public house that is now utilised as a self-contained studio flat and a three bedroom house. The property has a garage on the side and also the cellar utilised by the pub is still in existence. The property generally requires updating and modernisation throughout although the major attraction will be its development potential. There is certainly scope for a scheme subject to obtaining any necessary consent that may be required. This property is sold with vacant possession and will be of interest to investment buyers and developers. The property will be sold as seen and will not be cleared prior to completion.

ACCOMMODATION

Number 39 - Self Contained Studio Flat consisting of Spacious Studio Room, Kitchen, Bathroom. Number 41 - Living Room, Kitchen/Diner, Cloakroom, Landing, Bedroom One, Bedroom Two, Bedroom Three, Bathroom, Garage. There is also a cellar that has not been inspected by the auctioneers.

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

London Borough of Ealing
Council Tax for Number 39 Band B. Number 41 Band D.
EPC for Number 39 Band C. Number 41 Band D.

VIEWING TIMES

Monday 27th June @ 11 - 11.30am
Monday 4th July @ 11 - 11.30am
Thursday 7th July @ 12 - 12.30pm ALL APPOINTMENTS ARE
OPEN SESSIONS - NO NEED TO BOOK IN

STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN