

Lot 20

**122a Westbourne Terrace,
London, W2 6QJ**

**By Order of the
Mortgagees in Possession**



All enquiries Ref: Emma Hughes

- **Leasehold basement flat**
- **Grade II Listed**
- **88 years remaining on the lease**

Location:

The property is located on Westbourne Terrace. Shopping amenities can be found locally within Paddington and Central London to the east. Public transport links are available at Paddington Train and Underground Station (Circle, District and Bakerloo Line) a short walk to the east and Royal Oak Underground Station (Circle Line) to the north west along with a network of local bus services serving the surrounding areas. The property is served by road links including the A4206, A404 and A40 all lying to the north. Recreational pursuits can be found at Kensington Gardens and Hyde Park to the south.



Accommodation:

Principal bedroom with en-suite, two further bedrooms, reception room, bathroom/wc

Outside: Private yard

EPC Rating: D

Council Tax Band:

To be advised.

Lease:

Held on a lease for a term of 125 years from 10/10/1988 at a ground rent of £10.00 per annum.

To view:

Strictly by arrangement with the auctioneers.