



All enquiries Ref: Brian Grante

- Freehold three floor house previously arranged as a 6 bedroom house
- Further development/conversion potential
- Part vacant possession

Location: Situated on Ennis Road, between Plumstead Common Road and Shrewsbury Park to the south. Transport options include local bus routes, Woolwich Arsenal DLR or Plumstead rail station and road links via the A2, M20 and M25. Shopping and other amenities can be found within Plumstead, Woolwich and Greenwich with recreational pursuits available at Shrewsbury Park, Plumstead Common and Shooters Hill.

Accommodation (approx. 122m² / 1315 sq ft):

Unit/floor	Accommodation	Rent
3 L Ground	One room	£750
4 L Ground	One room	Vacant
L Ground	Kitchen	—
1 R Ground	One room	£750
2 R Ground	One room	Vacant
R Ground	Shower Room/WC	—
5 First	One room	£700
6 First	One room	£700
First Floor	Shower Room, WC.	—

Tenancy: 4 rooms currently let at a total rent of £34,800pa with 2 rooms vacant.

Estimated Rental Value:
£52,200 pa (if 6 rooms let)

EPC Rating: D

Council Tax Band: D

To view:

Strictly by arrangement with the auctioneer. Please see important advice for viewers on page 19 of this catalogue.

