

Lot 40

5a Denholme Road, Maida Vale,
London, W9 3HU

By order of a major
housing association



All enquiries Ref: James Paterson



- Long leasehold ground floor self-contained flat requiring modernisation with rear garden
- Full vacant possession

Location:

The property is situated on Denholme Road between its junctions with Fernhead Road and Saltram Crescent. Public transport links include Queen's Park underground station (Bakerloo line), Westbourne Park (Circle and Hammersmith & City Line) together with a network of local bus services serving the surrounding vicinity. Road links include the A5, A40 and A406. Shopping amenities can be found locally within Maida Vale and Queens Park with an extensive range of shops, bars and restaurants being found in Johns Wood, Hampstead, Paddington Basin and the West End. Recreational pursuits can be found locally at the open spaces of Paddington Recreation Ground and Queen's Park.

Description:

Long leasehold ground floor self-contained flat requiring modernisation with private rear garden.

Accommodation:

Ground floor: Two bedrooms, reception room open plan to kitchen, bathroom/WC, entrance hallway, storage cupboard,
Outside: Private patio area and communal rear garden

EPC rating: C

Council Tax Band: E

Lease:

Sold with the benefit of a new long lease for a term of 125 years from completion at a peppercorn ground rent – please refer to the legal documentation on our website for further information.

To view:

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

