

# Lot 22

## 524 Copley Close, Hanwell W7 1QP

**GUIDE PRICE: £160,000**



**VIRTUAL FREEHOLD HOUSE WITH  
GUARANTEED INVESTMENT INCOME**

This mid terraced house that offers two bedrooms, two reception room accommodation is presented in good decorative order throughout and is being sold with the benefit of a guaranteed investment income. The property is let on a two year term to Ealing Housing Ltd at a rental of £1250pcm (£15,000pa) from September 2010. The property benefits from gas fired central heating and double glazing. Copley Close is situated parallel to Greenford Avenue and within easy reach of Castlebar and Hanwell main line stations.

### **ACCOMMODATION**

Entrance hall, reception one 13' x 8'6, reception two 18'6 x 11', kitchen, cloakroom, first floor landing, bedroom one 10'3 x 9'9, bedroom two 9'9 x 8'3, bathroom, garden.

### **TENURE**

Leasehold 961 years unexpired

### **LOCAL AUTHORITY & TAX RATING**

London Borough of Ealing: 020 8825 5000  
Council Tax Band: D

### **VENDORS SOLICITORS**

Wheeler Galvin & Wheeler  
11 Village Way East  
Rayners Lane  
Middlesex  
HA2 7LX  
0208 868 7344

### **VIEWING TIMES**

By appointment through the Auctioneers

STARTING BID

FINAL BID

NOTES

SOLD  UNSOLD  SOLD PRIOR  WITHDRAWN