

Lot 14

135 Ashford Court, Ashford
Road, London NW2 6BT

GUIDE PRICE: £ 170,000



**THIRD FLOOR PURPOSE-BUILT FLAT WITH
INVESTMENT INCOME**

This spacious third floor purpose-built flat offers two bedroom accommodation and is currently let on an Assured Shorthold Tenancy for a 12 month period starting on 31/12/2012 at £290 pw (£15,080 pa). The property is situated just off Cricklewood Broadway within easy access of Willesden Green and Kilburn Underground Stations. This mansion block benefits from its own private porter and lift to all floors. The flat benefits from gas-fired central heating and double glazing as well as a modern kitchen and bathroom and will be of interest to investment purchasers.

ACCOMMODATION

Entrance hall, bedroom one, bedroom two, bedroom three, living room, kitchen, bathroom

TENURE

Leasehold – 62 years unexpired
Ground Rent: £100 pa
Service Charge: £3,600 pa

LOCAL AUTHORITY & TAX RATING

London Borough of Brent 020 8937 1234
Council Tax Band: C

VENDORS SOLICITORS

Johal & Co, 5-7 Northolt Road
South Harrow, Middlesex. 020 8422 1221

VIEWING TIMES

By appointment through the Auctioneers

JOINT AUCTIONEERS

Maple Estate Agents, 68 Station Road, Harrow,
Middlesex HA1 2SQ. 0208 427 9772



STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN