

# Lot 8

Flat 9, 10 Oriental Place,  
Brighton, BN1 2JL

**GUIDE PRICE: £90,000**



**STARTING BID**

**FINAL BID**

**NOTES**

## VACANT STUDIO FLAT IDEAL FOR INVESTMENT

This top floor studio flat forms part of an older style dwelling that has been converted into flats. The property offers studio accommodation, very close to the seafront and also within walking distance of the main town centre with ample shopping facilities and mainline station. We understand that the flat until recently has been let on an assured shorthold tenancy at £450pcm (£5400 pa) although the property is now being sold with full vacant possession.

### ACCOMMODATION

Studio room, open plan kitchen, separate bathroom.

### TENURE

Leasehold: 99 years from 24th June 1987.  
Ground Rent: £60 rising.

### LOCAL AUTHORITY & TAX RATING

Brighton & Hove City Council: 01273 290000  
Council Tax Band: A

### VENDORS SOLICITORS

Sanjiv R Patel  
Alan Ross LLP  
41 Joel Street, Northwood Hills, Middlesex HA6 1NZ  
01923 848202

### VIEWING TIMES

By appointment through the Auctioneers.

SOLD  UNSOLD  SOLD PRIOR  WITHDRAWN