

Lot 1 By Order Of The Mortgagees Not In Possession

767 High Road, Leytonstone, London E11 4QS

GUIDE PRICE: £50,000



GROUND FLOOR SHOP WITH SELF-CONTAINED MAISONETTE ABOVE

This property is three storey mid-terraced building arranged as a ground floor shop with a self-contained maisonette above. It is situated on the west side of High Road Leytonstone between Harrington Road and Burghley Road within a mixed residential and commercial location with Leytonstone underground station nearby and Leytonstone High Road underground and main line stations within half a mile to the south. This lot will be of interest to investors.

ACCOMMODATION

First/Second Floor Maisonette: Sold on a lease for a term of 99 years from 11.7.1985 (approximately 71 years unexpired).

Ground Floor Shop: Not inspected. The VOA website describes it as:

Floor	Description	Area
Ground	Retail Zones A, B & C	597ft ² (55.42m ²)
Ground	Internal Storage	55ft ² (5.14m ²)
Ground	Kitchen, toilet	92ft ² (8.56m ²)
Total area:		738ft ² (68.57m ²)

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

London Borough of Waltham Forest: 020 8496 3000
Council Tax Band for Flat: C. Rateable Value: £8,400

NOTE

- 1 – The mortgagee is NOT in possession and access cannot be gained/nor are any keys available. The subject premises will be sold as seen subject to the owners terms/tenancies or leases in place.
- 2 – There is an increased buyer's fee of £625 + VAT applicable to this lot.

STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN