

## Lot 15

# 37 Noll House, Corker Walk, London N7 7RX

**GUIDE PRICE: £250,000**



## SPACIOUS SPLIT LEVEL FLAT WITH INVESTMENT INCOME

This split level three bedroom maisonette forms part of a residential area within walking distance of Finsbury Park Station. The property offers three double bedroom accommodation and includes gas-fired central heating and double-glazing although it would benefit from a some updating throughout. The maisonette has two south facing balconies with some excellent views across North London and is currently let at a rent of £1500 pcm (£18,000 pa) on a guaranteed rent scheme. The tenants are holding over on the original terms of a 12 month Assured Shorthold Tenancy agreement and the property is sold with the benefit of this on-going income.

### ACCOMMODATION

4th floor: Entrance hall, living room, balcony, kitchen/diner, stairs to 3rd floor, three bedrooms, bathroom, balcony, separate WC, communal grounds

### TENURE

Leasehold

### LOCAL AUTHORITY & TAX RATING

Islington Council 020 7527 2000  
Council Tax Band: D

### VIEWING TIMES

By appointment through the Auctioneers

STARTING BID

FINAL BID

NOTES

SOLD  UNSOLD  SOLD PRIOR  WITHDRAWN