

LOT

22

9 Tower Road, London NW10 2HP

**Guide Price £760,000\*****FIVE BEDROOM SEMI DETACHED HOUSE  
WITH INVESTMENT INCOME**

This semi detached dwelling has been extended and consists of a five bedroom property with off street parking. All bedrooms are ensuite and the property benefits from double glazing and gas fired central heating. The property is situated off Pound Lane that connects into High Road, Willesden with its array of shops, bus connections and Willesden Green Underground Station. Good road links include the A406 North Circular Road, A1, M1 and M25. The property is currently let on an Assured Shorthold Tenancy producing £3500 pcm (£42,000 per annum) and is sold with the benefit of this income. The property that has a south west facing garden is available individually or jointly with Lot 23 and as a pair offer further development potential subject to obtaining any necessary consent that may be required.

**ACCOMMODATION**

Entrance Hall, Living Room, Reception Room, Kitchen/Diner, Cloakroom, First Floor Landing, Four Bedrooms (All Ensuite), Second Floor Landing, Bedroom, Store Room, Bathroom, Off Street Parking, South West Facing Garden.

**TENURE**

Freehold

**LOCAL AUTHORITY & TAX RATING**

London Borough of Brent 020 8937 1234

Council Tax Band: E

**VIEWING TIMES**

By appointment through the Auctioneers

STARTING BID

FINAL BID

NOTES

 SOLD  UNSOLD  SOLD PRIOR  WITHDRAWN