

LOT
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By Order of The Executors

41 Park Avenue, Palmers Green, London N13 5PG

Guide Price £220,000*

SPACIOUS GROUND FLOOR GARDEN FLAT IN NEED OF UPDATING THROUGHOUT



The property is situated just off Green Lanes within a short walk of Palmers Green Centre with its shops, bus connections and main line station. Good road links are easily accessible including the A406 North Circular Road that connects to a number of major routes and there is good access onto the M25 London orbital motorway. The flat is a spacious ground floor unit with one bedroom and its own south facing garden. There may be scope for further extension subject to obtaining any necessary consents that may be required. The property is in need of complete updating throughout and is sold with vacant possession.



ACCOMMODATION

Entrance Hall, Lounge, Kitchen, Bathroom, Bedroom, South Facing Garden.

TENURE

99 years from 25th December 1984, thus approximately 61 years unexpired. We are advised that the sellers are willing to sign and assign a section 42 notice at the buyers cost between exchange and completion.



LOCAL AUTHORITY & TAX RATING

London Borough of Enfield
Council Tax Band C
EPC rating to follow.

VIEWING TIMES

Thursday 22/6 @ 11-11.30am
Friday 30/6 @ 11-11.30am
Thursday 6/7 @ 11-11.30am

JOINT AGENTS



Anthony Webb
348 Green Lanes, London,
N13 5TJ
020 8882 7888



STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN