

LOT

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18 Saffron Court, 2a Maryland Park, London E15 1HU

Guide Price £310,000***FIRST FLOOR TWO BEDROOM FLAT WITH LONG LEASE AND IDEAL FOR INVESTMENT**

This first floor two bedroom flat is situated in a popular development within a prime location, a short walk from Maryland main line station and within one mile of Stratford Station and the main Westfield shopping complex. The Olympic Stadium complex is also with walking distance. The flat itself is double glazed and has a recently extended 999 year lease. We understand that the flat has until recently been let on an assured shorthold tenancy although it is now being sold with vacant possession. This property will be of interest to owner occupiers and investment purchasers.

ACCOMMODATION

The property has not been internally inspected by the auctioneers. We understand it consists of Hall, Bedroom one, Bedroom two, Kitchen, Bathroom. The EPC lists the flat as 50sq m in size.

TENURE

We are advised that the lease has recently been extended to 999 years. We also understand the service charge is £1686.05pa and a Peppercorn Ground Rent.

LOCAL AUTHORITY & TAX RATING

London Borough of Newham
Council Tax Band C
EPC Band C

VIEWING TIMES

By appointment through the Auctioneers



STARTING BID

FINAL BID

NOTES

 SOLD UNSOLD SOLD PRIOR WITHDRAWN