

0 Bed Detached In Western Road , Southall, UB2 5HD

£125,000



SHORT DESCRIPTION

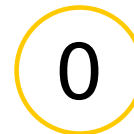
Property Ref: 15922 *** FREEHOLD DEVELOPMENT OPPORTUNITY *** A rare freehold opportunity right in the middle of busy Southall, just under 10 minutes walk from the Crossrail station. Western Court, Western Road, Southall is an existing three-story block of 9 x 2 beds flats (all sold on long leases. PLEASE NOTE THAT NO FLATS ARE INCLUDED IN THE SALE) and 12 derelict garages situated on a large land of plot. The 7 out of 12 garages are owned by the freeholder with remaining 5 assigned to the leaseholders. Site offers further development potential, subject to all necessary consents, to add 3 x 2 bedroom mews at the rear to replace the derelict garages, and 1 x 3 bedder house in the front, or any other suitable alternate use. There are examples of other similar consented scheme in the vicinity. There may also be a land accumulation opportunity for the rear gardens of Belmont Avenue for further development, subject to all negotiations and necessary consents. They can be access via Western Court. The ground rent income is £405 per annum from all the flats collectively. A schedule of accommodation is available upon request. Three of the nine leases are short with circa 50 years left on them. These are not included with this sale. Further information upon request. Please note that the common areas, including the staircase, may need some improvement although the leases contain a provision for the costs to be reclaimed by the leaseholders. Please seek legal advice. Please contact for more details. Viewing Recommended. Property Type: Detached Full selling price: £125000.00 Pricing Options: Offers in excess of Tenure: Freehold Outside Space: Shared Garden Parking: Garage -----



Bed Room(s)



Bath Room(s)



Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.



EPC GRAPH

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