



SITUATION

The Garage is situated to the rear of Warwick Lodge, on the north side of Shoot up Hill between the junctions of Minster Road and Mill Lane, being just under ½ mile from Kilburn Underground Station (Jubilee Line) and only a short walk away from Cricklewood Broadway. Kilburn is a popular north London suburb and lies approx. 6 miles from Central London.

PROPERTY

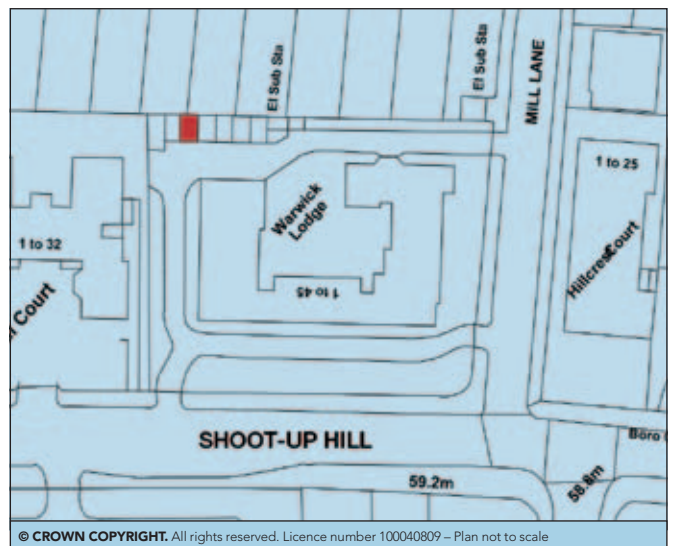
A single storey **Lock-up Garage (9'4" x 15'9")** within a block.

VAT is NOT payable in respect of this Lot

TENURE

Leasehold for a term of 99 years from 25th March 1970 at a fixed ground rent of £5 p.a. (Thus having approx. 55 years unexpired)

Offered with FULL VACANT POSSESSION



Vacant Garage

The Surveyors dealing with this property are **JONATHAN ROSS** and **NICHOLAS LEIGH**

VENDOR'S SOLICITORS
Malcolm Dear Whitfield Evans LLP – Tel: 020 8907 4366
Ref: P Francis Esq – Email: p.francis@mdwe-law.com

FOR LEGAL DOCUMENTS, PLEASE REFER TO PAGE 4 OF THIS CATALOGUE
The successful Buyer will be liable to pay the Auctioneers an administration fee of £500 (including VAT) upon exchange of contracts