



## SITUATION

Located within the gated Oak Hill House development which is part of the private Oak Hill Park Estate being approx. ½ mile from the commercial hub of Hampstead High Street and Hampstead Heath as well as being within close proximity to Hampstead Underground Station (Northern Line).

The property is in a highly desirable residential area just over 1 mile from Regent's Park and 2½ miles from the West End.

## PROPERTY & ACCOMMODATION

Comprising a single **Garage** with an up and over door.

**Garage 8'6" × 18'10"**

**VAT is NOT applicable to this Lot**

## TENURE

Leasehold for a term of 99 years from 29th September 1960 (**thus having approx. 36 years unexpired**) at a peppercorn ground rent.

**Offered with Vacant Possession**

**Note: The lease of the Garage can only be assigned to another lessee or underlessee being in residence on the Oak Hill Park Estate.**



# Vacant Garage

The Surveyors dealing with this property are  
**John Barnett** and **Nathan Schindler**

The successful Buyer will be liable to pay the Auctioneers an administration fee of £1,000 plus VAT upon exchange of contracts  
**\*Refer to points 9 and 10 in the 'Notice to all Bidders'**

## Vendor's Solicitors

Solomon Taylor Shaw  
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Street entrance to Oak Hill House

