

**LOT
31**

98 Coborn Road Bow, London E3 2DG


A four storey mid terrace building currently arranged as a six room house together with former back clinic on the ground floor. Potential for conversion into a variety of schemes such as three flats or one large family house subject to usual consents. Well located in popular established area, close to the amenities of Bow, Whitechapel and Shoreditch. **Vacant.**

Tenure

Freehold.

Location

- Located very close to the junction with Tredegar Road
- An extensive range of shops, bars and restaurants can be found nearby along Roman Road
- The recreational facilities of Mile End Park and Victoria Park are easily accessible

 Mile End (Central, District and Circle Lines)

Description

- A mid terrace four storey building
- In need of modernisation throughout
- Rear garden
- Potential for conversion into flats or one family residence subject to usual consents

Accommodation

- Lower Ground Floor – Three Rooms
- Ground Floor – Three Rooms, Bathroom/WC, Two Separate WCs
- First Floor – Two Rooms
- Second Floor – Two Rooms

Viewing

Please refer to our website savills.co.uk/auctions

Six Week Completion



**LOT
32**

4 Little Chelsea House, Edith Grove Chelsea, London SW10 0LA

*In the Same Ownership for
Approximately 30 Years*

Of interest to builders and owner occupiers. A three bedroom flat of approximately 709 sq ft in need of modernisation, located in a sought after location convenient for the amenities of Fulham Road and King's Road. **Vacant.**

Tenure

Leasehold. 125 years from 12th December 1988.
Ground rent £10 per annum.

Location

- Located near to the junction of Edith Grove and Fulham Road
- An extensive range of shopping facilities can be found nearby along Fulham Road and King's Road
- The Chelsea and Westminster Hospital is within close distance
- The recreational amenities of Battersea Park and Kensington Gardens are both easily accessible

 Fulham Broadway (District Line), South Kensington (Circle, District and Piccadilly Lines)

 Imperial Wharf

Description

- A first floor flat of approximately 709 sq ft
- Forming part of a purpose built block
- In need of modernisation
- The flat benefits from a basement storage vault
- Rear communal outside area

Accommodation

- First Floor – Entrance Hall, Reception Room, Three Bedrooms, Kitchen, Bathroom, Separate WC

Viewing

Please refer to our website savills.co.uk/auctions



**LOT
33**

20 Darvell Drive Chesham, Buckinghamshire HP5 2QL

A two bedroom ground floor flat in need of modernisation, well located in popular and established residential area close to the leisure areas of The Chiltern Hills. **Vacant.**

Tenure

Leasehold. 99 years from 24th June 1962.
Ground rent £12.12 per annum.

A Section 42 notice of the Leasehold Reform, Housing and Urban Development Act 1993 to extend the lease has been served on the Landlord.

Location

- Located close to the junction with Asheridge Road
- An extensive range of shops, bars and restaurants facilities can be found nearby along Broad Street
- The recreational facilities of The Chiltern Hills are located close by

 Chesham (Metropolitan Line)

Description

- A ground floor flat
- Forming part of a semi-detached building
- In need of modernisation

Accommodation

- Ground Floor – Reception Room, Two Bedrooms, Kitchen, Bathroom/WC

Viewing

Please refer to our website savills.co.uk/auctions

