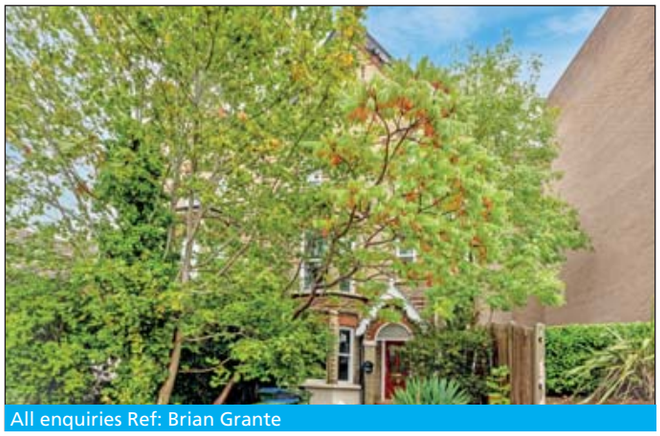
Lot 12

11 (Flats A and B) Brent Road, Shooters Hill, London, SE18 3DR

By order of a major housing association



All enquiries Ref: Brian Grante



- **Freehold building arranged as two self-contained maisonettes (ground and first floor garden maisonette vacant and requiring updating,**
- **Second and third floor flat sold on a long lease)**



Location:

The property is located on Brent Road. Shopping amenities are available locally with a further range of shops, bars and restaurants found in Greenwich and Central London both lying to the west. Public transport links can be found at Woolwich Station (Thameslink, Southeastern and DLR Services) lying to the north and at Falconwood Station (Southeastern Services) located to the south along with a network of local bus services serving the surrounding areas. The property is served by road links including the A205 located to the west and the A2 lying to the south. Recreational pursuits are available at Shrewsbury Park located to the east.

Accommodation (vacant – approx. 92m² / 992 sq ft):

Ground and First Floor Garden Flat B
First floor: Reception room, kitchen, cloakroom/WC
Ground floor: Entrance hall, three bedrooms, bathroom/WC
Outside: Rear garden
EPC rating: D
Council Tax Band: C
Second and Third Floor Flat A:
Sold on a new lease for a term of 125 years from 12/12/2016



Potential:

The property may be suitable for rear conversion for additional accommodation – subject to all consents where necessary.

To view:

Strictly by arrangement with the auctioneer. Please see important advice for viewers on page 19 of this catalogue.

