

## **SITUATION**

Located close to the junction with Bounds Green Road within this well established local parade adjoining Bounds Green Underground Station (Piccadilly Line) and nearby multiples include **Betfred**, **Ellis & Co.** and **Londis**.

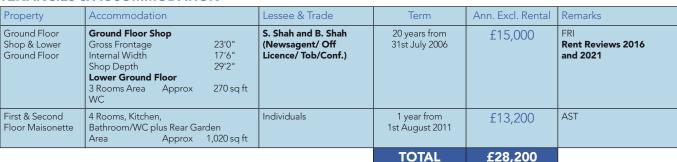
#### **PROPERTY**

A substantial end of terrace property comprising a **Ground Floor Shop and Lower Ground Floor** together with separate side access to a **Self-Contained 3 Bed Maisonette** on the two upper floors and a large **Rear Garden**.

## VAT is NOT payable in respect of this Lot

# **FREEHOLD**

#### **TENANCIES & ACCOMMODATION**



£28,200 per annum

The Surveyors dealing with this property are **JOHN BARNETT** and **SOPHIE TAYLOR** 

**VENDOR'S SOLICITORS**Frank Forney and Partners - Tel: 020 8889 1971
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