

LOT 37

97 Stopford Road, Plaistow E13 0NA

Freehold Vacant Former Doctors' Surgery & 3 Vacant Garages with Development/Conversion Potential plus Ground Rents with Reversions in 69 years

Location & Description

A large double-fronted property on the east side of Stopford Road (A114) on the corner with Terrace Road. Located between Portway/Plasnet Road and Plaistow High Street just to the north east of Plaistow underground station.

Accommodation

Upper and lower flats each sold off on 99 year leases from 1980 at £60 p.a. total ground rent.

Ground Floor: Former doctors' surgery with a GIA of approximately 780 sq ft (72.4 sq m) arranged as five rooms and WC. Central heating (not tested). 3 garages and rear garden.

The access to the upper flat is via a shared internal corridor within the surgery accommodation. The main surgery has its own separate access.

All **VACANT** (except the 2 flats which have approximately 69 years unexpired) with **CONVERSION/REDEVELOPMENT POTENTIAL** subject to consent.

CONTACT: 020 8520 8383

Joint Auctioneer

Hull & Company
Tel: 0208 518 0131



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GUIDE PRICE: £125,000 - £150,000