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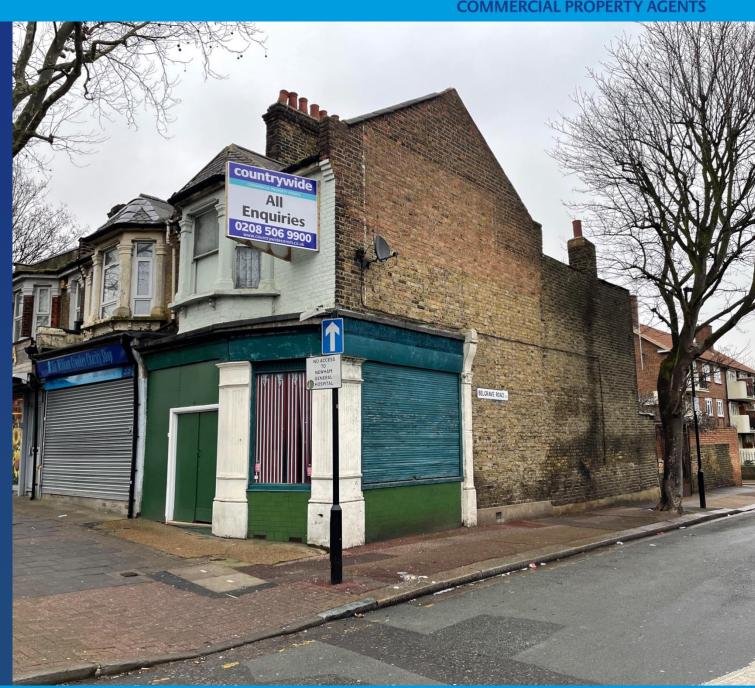
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INVESTMENT/ DEVELOPMENT OPPORTUNITY

FREEHOLD FOR SALE

- **Prominent Corner Property**
- Requires Refurbishment/Renovation
- Rear Garden
- **Further Development Potential**
- **Cash Buyers Only**
- Offers IRO £520,000

41 Prince Regent Lane, Plaistow, London E13



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Location:

The property is situated at the junction of Prince Regent Lane and Belgrave Road mid-way between Barking Road (A124) & Newham Way (A13).

Newham University Hospital and Newham Sixth Form College are within a short walking distance from the property. Transport links are provided by Plaistow underground station (District and Hammersmith & City lines)

Description:

This property comprises of an end of terrace mixed use property arranged over ground and first floor levels.

Ground floor

Shop	18.8 m2	202.36 sq. ft
Reception Room	9.5 m2	102.26 sq. ft
Dining Room	11.3 m2	121.63 sq. ft
Kitchen	5.6 m2	60 sq. ft
<i>WC</i>		

First Floor (split level back to front)

3 x Bedroom

Bathroom (bath only no WC)

Rear Garden (depth) 10.2m 33.46 ft

Link to walkthrough video <u>download here</u>

Price:

Offers are sought in the region of £520,000 on an unconditional basis only, for the freehold interest, subject to contract.

Legal Costs:

Each party to pay their own cost.

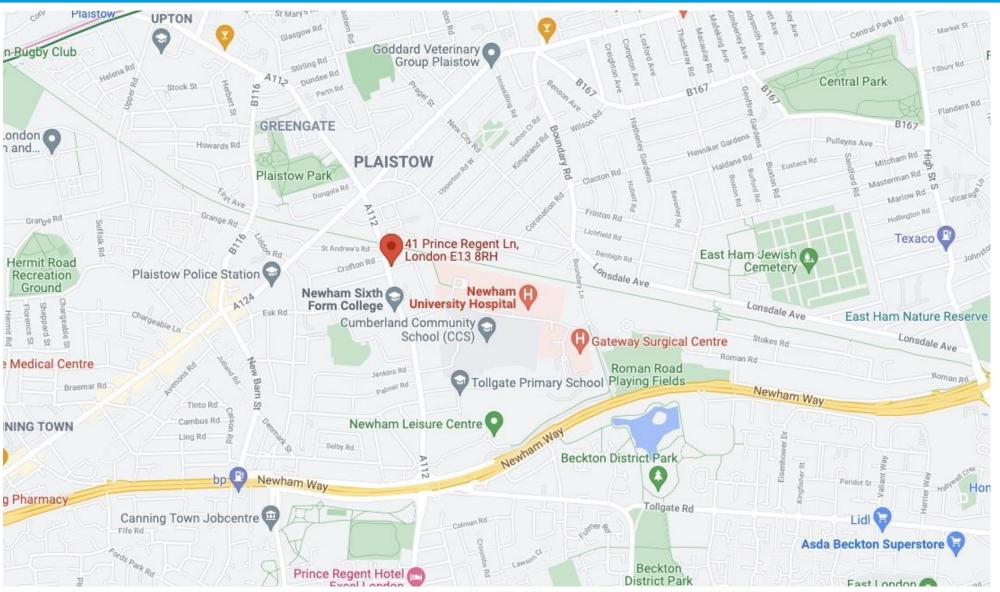
Viewing via sole agent Jason Grant 020 8506 9900 / 020 8506 9905 - <u>jason@countrywidecomm.co.uk</u>





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COMMERCIAL PROPERTY AGENTS



Connaught House, Broomhill Road, Woodford Green IG8 0XR Tel: 020 8506 9900

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