

Lot 9, Village Court, Park Road, Cheam, London,

SM3 8PY

For sale by Auction on 30th March 2023 (unless sold or withdrawn prior)



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Property Information

Freehold Residential Ground Rent Investment

- 4 Storey Building Comprising 11 Flats
- Site Area of Approx. 0.02 Ha (0.05 Acres)
- Affluent London Commuter Town
- Prominent and Busy Town Centre Location
- VAT Free Investment
- Nearby Occupiers Include Little Waitrose, Boots Pharmacy, Caffe Nero and Pizza Express

Lot

9

Auction

30th March 2023

Rent

£1 per Annum Exclusive

Status

Available

Sector

High Street Retail

Auction Venue

Live Streamed Auction

On Behalf of Joint LPA Receivers

Location

Miles

3 miles north east of Epsom, 6 miles west of Croydon, 12 miles south-west of Central London

Roads

A232, A217, A24, A3

Rail

Cheam Rail (regular services to London Victoria in 39 minutes), Sutton Railway Station

Air

London Heathrow Airport

Situation

Cheam is an affluent London commuter town located 6 miles west of Croydon, 3 miles north east of Epsom and 12 miles south west of Central London. The property is prominently located on High Street (A232), a busy arterial route providing direct access to Croydon at its junction with Park Road.

The property is situated in the town centre off Park Road, to the rear of the High Street and short walk from Cheam Railway Station.

Tenure

Freehold.

Description

Village court, a 4 storey stand-alone apartment building of 11 flats located off Park Road. The property has been sold off on a long lease.

15-25 High Street, the neighbouring property is being offered for sale separately as lot 8.

VAT

VAT is not applicable to this lot.

Note

This property is being marketed for sale on behalf of Joint LPA Receivers and therefore no warranties, representations or guarantees are given or will be given in respect of the information in this brochure or any matter relating to the property, including VAT. Any information provided is provided without liability for any reliance placed on it and the Receivers are acting without personal liability. The Receivers are not bound to accept the highest or any offer.

Completion Period

Six week completion

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Tenancy & Accommodation

Floor	Use	Tenant	Term	Rent p.a.x.
Ground First Second Third	11 Flats	LANPORT PROPERTIES LIMITED	999 years from 27/10/2006	£1

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