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By Order of the Representatives

14 Manor Avenue, Northolt, Middlesex UB5 5BZ

**Guide Price £295,000\***

**TWO BEDROOM SEMI DETACHED BUNGALOW IN  
NEED OF UPDATING THROUGHOUT**



This semi-detached bungalow is situated in a popular road within close proximity of the A40 Western Avenue, that provides easy access to central London, the M40 and the M25 London orbital motorway. Local shops and bus connections are within a short walk and Northolt Central line Station is within a mile of the dwelling. The bungalow benefits from garage with own driveway, gas fired central heating and double glazing. The property offers two bedroom accommodation and has been extended to the rear. There may be scope for loft conversion subject to obtaining any necessary consent that may be required. However, it is in need of updating and modernisation throughout. The property is sold with vacant possession and will be of interest to investment buyers and owner occupiers.

**ACCOMMODATION**

Entrance Hall, Bedroom One, Bedroom two, Bathroom, Living Room, Kitchen, Breakfast Room, Garden, Garage, Own Drive.

**TENURE**

Freehold

**LOCAL AUTHORITY & TAX RATING**

London Borough of Ealing  
Council Tax Band D  
EPC rating to follow.

**VIEWING TIMES**

Tuesday 20/6 @ 12–12.30pm  
Thursday 29/6 @ 12–12.30pm  
Wednesday 5/7 @ 12–12.30pm  
OPEN VIEWING SESSIONS – NO NEED TO BOOK IN



STARTING BID

FINAL BID

NOTES

SOLD  UNSOLD  SOLD PRIOR  WITHDRAWN